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February 2013 theresident.co.uk

The boy from Brazil

Meet Intarya's
new design guru

Bit of a gem

Sparkling rubies
for Valentine's Day

Fashion Queen

The rise and rise
of Issa founder
Daniella Helayel



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welcome



Absence most definitely makes the heart grow fonder. Having been away from my position as editor for half of last year on a period of sick leave, I realised then just how much I missed The Resident. It is wonderful to be back and I would like to thank Catherine McCabe for her sterling work on this publication in my absence. She has now moved on to the editorship of The Hill and Grove and I have the wonderful Kat Hopps assisting me here and I hope that between us, The Resident will continue to be the must-read magazine at the heart of Kensington & Chelsea.

This month we were granted a conversation with Issa queen, Daniella Helayel. Her designs can be seen on so many famous faces, not least the Duchess of Cambridge and she is currently preparing for London Fashion Week this month. Read all about her inimitable rise and life in Chelsea on page 18.

We round up some suitably lovely products for the home that would work wonderfully on St Valentine's Day on page 29. And keeping in the mood of love, sumptuous lipsticks on page 57 and dazzling rubies for decoration on page 53 are perfect for the eponymous night.

The south of France is home both to La Reserve Ramatuelle, a spa hideaway that Mary Jane Wiltsher visited on page 64 and the fashion shoot on page 45 courtesy of La Mania, the brainchild of Joanna Przetakiewicz that is exclusively stocked at Harrods.

With all the love in the air this February, be sure to spare a little for our new charity partner, The Pluto Appeal - which is raising funds to purchase a robot for Chelsea & Westminster Hospital that can perform intricate surgery on babies and children. Visit them at www.theplutoappeal.com.

I hope you enjoy this issue.

Nina Theoharis
Editor



On the Cover:
*Daniella Helayel photographed
by Charlie Clift
charliecliftphotography.com*

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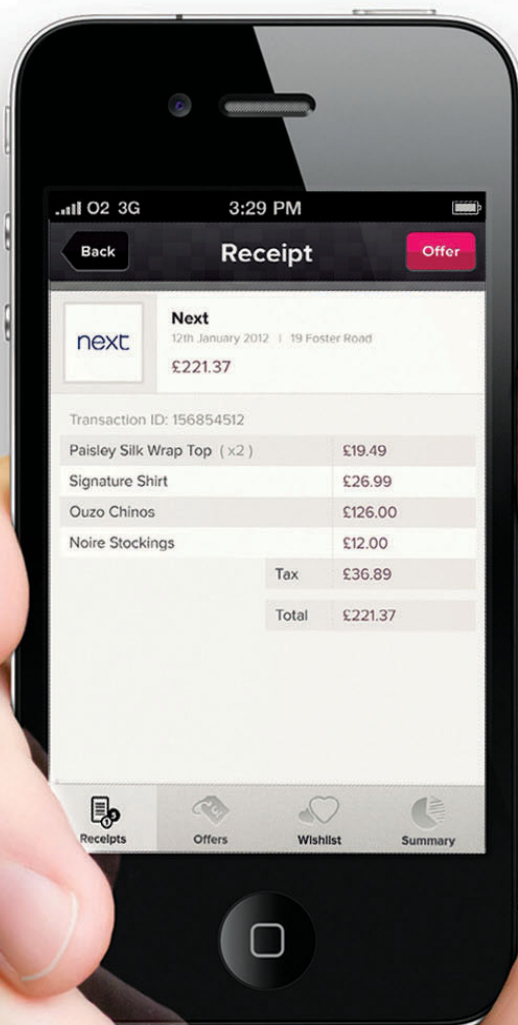
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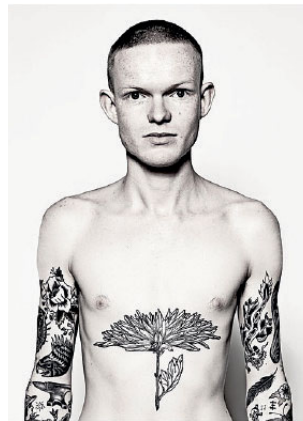
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february dates

EVENT OF THE MONTH FRIDAY

8 Jose Parla presents his first solo exhibition at Haunch of Venison, where he explores the histories of world cities through large scale paintings and installations in urban settings.

103 New Bond Street, W1S 1ST,
haunchofvenison.com



WEDNESDAY

13 Rosemarie Trockel: A Cosmos is an exhibition juxtaposing the artist's works with a range of objects, art and disciplines created by other artists with which she feels an affinity. Including new works, not seen in the UK.

Serpentine Gallery,
Kensington Gardens, W2 3XA
serpentinegallery.org



3 **SUNDAY**
 Saer Doliau by Gwenlyn Parry is the English premiere of a modern Welsh-language classic, performed in the original Welsh.
 Tickets from £10
*Finborough Theatre, 118
 Finborough Road, SW10 9ED
finboroughtheatre.co.uk*



12 **TUESDAY**
 Michael Eastman's series of photographs, Havana, are on display at the Michael Hoppengallery and expose the various interiors and exteriors in Cuba's capital.
*3 Jubilee Place, SW3 3TD
michaelhoppengallery.com*

15 **FRIDAY**
 If you don't let us dream, we won't let you sleep by Anders Lustgarten at the Royal Court is a new play that concerns the ethos of austerity and offers an alternative.
 Tickets from £10.
*Jerwood Theatre Downstairs
 Royal Court Theatre,
 Sloane Square SW3
royalcourttheatre.com*

15 **FRIDAY**
 Barbara Nessim: An Artful Life will come to the V&A showcasing the illustrations by the American artist who has produced covers for *Time* and *Rolling Stone* and adverts for Levis and Ralph Lauren. The exhibit includes sketchbooks, prints and photographs.
 Free admission
vam.ac.uk

16 **SATURDAY**
 Half term means children's activities are a necessity and what better way to pass the time with them than at Kensington Palace. There are numerous exhibits around the world of William III and Mary II in the late 17th century. Included in admission to the palace and children go free.
hrp.org.uk

19 **TUESDAY**
 Land and Landscapes is an exhibition of the artist James Morrison's work in celebration of his 80th birthday. A small collection of etchings by John Clerk of Eldin will also be on display.
*The Fleming Collection,
 13 Berkeley Street,
 W1J 8DU
flemingcollection.co.uk*



22 **FRIDAY**
 The National Wedding Show returns to Earl's Court with stands galore displaying all manner of things for the big day. With over 40 bridal boutiques, a catwalk show and afternoon tea tasting sessions, this is a must for any bride in planning mode!
 Tickets from £13.50
nationalweddingshow.co.uk



Charlotte Stockdale



Peter Pilotto and
Christopher De Vos



Olivia Grant



David Bailey

Not your average Jo

Jean-Guillaume Trottier, Charlotte Stockdale and Rose Uniacke hosted a party to celebrate the opening of a new townhouse for Jo Malone London. The location is no 52 Gloucester Place, an 18th Century mansion that has been transformed. Food was provided by Cellar Society and guests drank Belvedere Vodka and 'R' de Ruinart Champagne.



Tallulah Harlech



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The Beckhams

Local news

by Nina Theoharis



Vivienne Westwood

It's a man's world

Vivienne Westwood and Harrods presented a preview of the Vivienne Westwood MAN A/W 2013/14 collection, alongside sculptures created from recycled urban waste. The installation was presented within the loading bay of Harrods and was created to inspire people to join the designer's Climate Revolution. The sculptures were created by London-born artist Joe Rush and together with Vivienne Westwood, they share a common interest in defending the planet.

To join Vivienne's revolution, visit activeresistance.co.uk

Britain's first family

The Beckham family have decided to settle in Kensington following their move from the sunshine of Los Angeles and David Beckham's contract ending with LA Galaxy. After apparently much house-hunting and more importantly, school hunting for their three boys, Brooklyn, Romeo and Cruz, the Royal Borough was the overwhelming favourite. It has not yet been confirmed which school the children will be attending but we are hoping that for Romeo's sake, it is not near Knightsbridge. If the current enormous Burberry poster of him is anything to go by and likely to be repeated in future, he may well be the target for some ribbing...

The name's Aston, Aston Martin

In its 100th anniversary year, Aston Martin unveiled a plaque on Henniker Mews, SW3 to commemorate its beginning. Bamford & Martin, which later became Aston Martin Ltd, was incorporated in 1913. the oldest Aston Martin in existence, the A3, was pictured at the celebrations.



To have to hold

Have you ever passed Chelsea Register Office and seen a newly-married couple at the top of the steps? You might also have glimpsed someone famous and now as part of the 175th anniversary celebrations, everyone is invited to look behind the scenes and check the official records on Sunday 10th February, between midday and 4pm. With a colourful history, Chelsea Register office has seen the weddings of Judy Garland and Mickey Deans, Garland's fifth and final wedding in 1969, a marriage that lasted just three months until she died at her rented home, 4 Cadogan Gardens in Chelsea and Homeland star Damian Lewis to actress Helen McCrory (pictured, left) in 2005.





Cruise 2013,
Chiffon Butterfly
Print Dress
£770 by Issa

Made in Chelsea

The woman behind the fashion label Issa talks to Nina Theoharis about her Brazilian roots, settling in the Royal Borough, appearing at London Fashion Week and that royal engagement

Something incredible happened when I landed in this city – it's as though everything clicked into place. I've never felt so inspired or passionate as when I'm here surrounded by the stylish women, beautiful architecture and the majestic heritage of the place." Daniella Helayel, you most certainly are an honorary Brit. The Brazilian beauty (if you didn't already know) is the designer behind fashion label Issa and of all the places she could have come to after Rio de Janeiro and New York, it just happened to be... Chelsea. We at The Resident are delighted that she chose this little enclave of the world to call home and with her meteoric rise over the past few years, are waiting in anticipation for the unveiling of her new collection at London Fashion Week this month.

Helayel grew up in Rio de Janeiro, "surrounded by nature, incredible landscapes, bright colours and that effortless, laid-back Brazilian attitude to life." She adds, "I think it's safe to say my upbringing reflects itself in my designs even today." She then moved to New York to study at F.I.T and later set up her own company, trading fabrics from America to Brazil. After spending around nine years in New York and following the end of a long-term relationship, Helayel decided it was time for a change. "I packed my suitcase and left for Europe. London was my first stop, but something very special happened as soon as I landed here and I've never left!"

It was after Helayel had been living here for a few years that she started designing her own clothes. "I found myself spending more and more time

with wonderfully beautiful girls, but they were always dressed down, very casual, and I wanted to give them equally beautiful dresses to wear." I am not sure if it is just a British thing or a London thing, where dressing down or at least casually is just part of the make-up of the nation. London was renowned in its heyday of the swinging Sixties for being a mecca for fashionistas, where anything and everything was acceptable to wear,

fashion houses are eponymous but for Helayel, this expression was the best choice. "I love it as a brand name – happy, uplifting, natural and easy to remember. And my dear friend Marie-Anne Oudejans has been my mentor since I started Issa. As the founder of Tocca she has guided and advised me from the beginning and I feel truly blessed to have found her. Mr Leslie is also an inspirational friend who has been the head pattern cutter at Issa for

"It meant the world to me that she (Catherine Middleton) chose one of my designs for such an important, special day in her life"

Chelsea's King's Road being the destination alongside Carnaby Street to be a part of. Now, while the attitude 'anything goes' still very much applies, perhaps London is not seen as the place it once was, and certainly not a place where women in beautiful dresses, the likes of which are in the Issa collections, are dotted around, two a penny.

"My wardrobe was filled with vintage at the time, there was nothing from the new collections I wanted to buy so that was why I decided to design my own dresses – and so Issa was born."

"Issa!" is the cry of joy a surfer in Rio makes when he rides a great wave. I am not sure about you but I simply adore this name – since it represents so much. It speaks of origin and roots, of freedom and fun. Most

years now. He used to work with Ossie Clarke and is responsible for all Issa's bestselling styles – he understands a woman's body better than she does herself."

It has probably been repeated a million time over but Issa was certainly projected into the mainstream when televisions across the world broadcast the wonderful news of the engagement of Catherine Middleton and Prince William. The soon-to-be Duchess of Cambridge stood elegantly wearing a blue Issa dress that perfectly matched the sapphire engagement ring that had belonged to Diana, Princess of Wales. Although Catherine Middleton had worn Issa dresses before and had been photographed in them, this was the first official photocall, with all eyes upon her. The dress must have been the biggest »

decision that her stylists had yet to make in their careers.

"Although she had the eyes of the world upon her, what really stood out to me was how comfortable and relaxed she looked in that dress. It of course meant the world to me that she chose one of my designs for such an important, special day in her life."



Kate Middleton and Prince William on the day of the engagement announcement

And it isn't just genuine royalty that don her dresses, rock and movie star royalty are Issa lovers as well. From Madonna to Katy Perry, Kylie to Kelly Rowland, Jessica Alba and Eva Mendes, homegrown gals Gemma Arterton and Cara Delevigne as well as the Duchess' sister Pippa – all have been papped wearing a beautiful Issa creation. London Fashion Week is just around the corner and there will no doubt be a slew of notable faces lining the front row of the catwalk. But more important of course, is the show itself.

"We're developing some really unique, special prints from our super beautiful mood boards for Cruise 14 and SS14 at the moment. My sunny heritage means I really enjoy working on these collections: all the colours; floating chiffon; effortless; comfortable shapes; summer party dresses and sunshine prints."

I ask what Helayel thinks of London Fashion Week and if it is indeed in the shadow of its counterparts in Paris and New York.

"I disagree! It's true that each fashion week is known for its own stamp on the industry: Paris is for those big heritage brands, but London is home to the most exciting designers at the moment; Christopher Kane, Erdem Moralioglu, Mary Katrantzou, Christopher Bailey. What I find so exciting is that, you realise just how distinctive and different they are and it's this diversity which makes London unique."

So what can we expect from Issa in 2013? It would seem that the hard work Helayel has put in so far is not about to let up. If anything, things are going to get a whole lot bigger.

"This year will see Issa's first standalone store open in Japan in March, followed shortly by our Brazil opening in June. It's incredibly exciting to think there will soon be little corners of Issa around the globe. We launched our online store at the end of last year and I really want to nurture its progress this year. It's such a dynamic, interactive project for us and I'm happy to be so involved."

Daniella Helayel clearly is a woman with belief in the power of her brand. I ask if there is anyone in particular she would like to see in her designs and her answer is empowering.

"There are so many inspiring and beautiful women I'd like to see wearing Issa: Michelle Obama; Gwyneth Paltrow; Kate Winslet to name a few. But, and this isn't a cliché, my favourite feeling is still seeing real women wearing my clothes; whether I'm having dinner at a restaurant, dancing at a ball or just out of the window of my taxi. When I see one of those women in my designs that's when I know I've done my job." The Spice Girls once said they had girl power. They 'aint got nothing on this lady. }

www.issalondon.com



Yellow Chiffon Dress, £655, by Issa



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The Green Feathers shooting course was created in 1995 and has introduced over 1,300 ladies with little or no experience to the pleasures of shotgun shooting. This year's course again takes place at the Holland & Holland Shooting Grounds, situated at Northwood in unspoilt countryside, just 40 minutes drive from London's West End.

The course consists of three one-hour lessons with one of the renowned Holland & Holland instructors or three two-hour lessons if shared with a fellow participant. Lessons are by appointment Monday to Friday (and some Saturdays) from 1st February to 24th April 2013, concluding on 25th April with a morning's fun shooting competition followed by lunch and the opportunity to take part in a simulated pheasant drive and rifle shooting.

The course is designed to be a learning experience as well as good fun, often resulting in lasting friendships with the other ladies.

And the cost? Just £280 to include three lessons, cartridges, clays, gun hire and the final competition day with lunch. It really is exceptional value, so why not come and join us. We are sure you will enjoy the experience.

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A wide-angle photograph of a modern, bright kitchen and dining area. The kitchen features light-colored cabinetry, a large stainless steel range hood, and built-in ovens. A central island with a wooden top and metal bar stools is in the foreground. Large windows in the background offer a view of a residential street.

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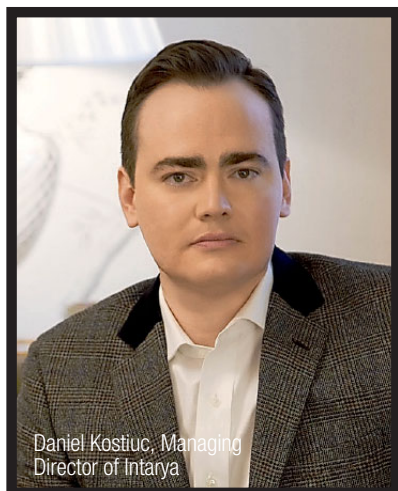
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This month...

Daniel Kostiuc unveils Intarya's beautiful renovation of a luxury apartment at The Lancasters and Judith Wilson showcases the best of spring's floral designs. The living room of Intarya's redesign at The Lancasters is pictured here.



Daniel Kostiuć, Managing Director of Intarya

Carnival designs

Brazilian interiors expert Daniel Kostiuć tells Judith Wilson about being the new boss at Intarya

For the well-heeled residents of Kensington, Chelsea and its environs, the interior design company Intarya has made significant waves in recent years. It's not just the smart, immaculately conceived designs that have captured clients' imagination, but Managing Director Daniel Kostiuć's immense attention to detail. After three years as Creative Director, he is now in the top job and remains a pivotal point of contact for clients. "At Intarya our trademark is to inject understated luxury, textural richness and layering," he says. "I lead our design teams through the journey to translate the client's brief into reality."

Intarya was originally launched in 1994, but under Daniel's leadership now boasts a 14-strong team of designers, architects and design assistants, based at their SW11 design studio. No design decision is made without Daniel's approval. "I have a hands-on approach, focusing on design concepts, furniture designs, colour and material direction," he says. He likes to stay close to the creative process, in part, because he knows his clients are at the top of their game and are highly successful at what they do. "It is essential for clients to know that I take personal responsibility," he says. "The success of the initial briefing meeting is vital."

Daniel is Brazilian born, but points out that, like many Brazilian families, he has a multicultural background. His Ukrainian grandfather was a furniture designer, and his mother, of Portuguese descent, worked in fashion. After graduating in interior design from UCLA, Los Angeles, he worked in a number of high profile design studios, and now at Intarya focuses on both commercial and residential projects. Typically, Daniel's clients are international. There is also much repeat business, with holiday homes frequently following on. If client projects are sensual yet understated, what, one wonders, is Daniel's own home like? Surprisingly streamlined, he replies, with lots of bespoke, concealed storage. "I like to create a sense of space

with light colours and simple shapes, contrasted with antiques and ethnic furniture."

Right now, Daniel and his team are working on apartments in Chelsea and Knightsbridge, a private home in Belgravia, a country house in Devon, and a 60,000 square foot family home in Riyadh, Saudia Arabia. They have also recently finished a

prestigious 2780 square foot duplex apartment in The Lancasters. "The strength of this project lies in its restraint," Daniel says. "Very elegant shapes, often with traditional referencing, have been mixed with contemporary, fresh materials." The apartment is certainly a sensual and visual feast, including hand-applied silver leaf on the raised ceiling in the hall and fabric wrapped panels in the dining room, featuring iron studding in geometric patterns.

The use of highly unusual, custom-made finishes is an Intarya trademark, and around 80% of all furniture is bespoke. "Our clients enjoy the exclusivity that this brings," Daniel says. He likes to use unexpected finishes or fabrics on furniture, often combined with more traditional silhouettes, which, he asserts, creates a timelessness that is appealing to clients. Right now, he's enjoying Art Deco inspired finishes like shagreen and parchment. "The luxe finishes give instant gravitas without making furniture feel old-fashioned," he says. Recent pieces include a desk clad in off-white shagreen paired with a chair boasting suede-upholstered legs.

With the arrival of 2013 Daniel is juggling two exciting developments. A new signature furniture line is due at the end of the year, "I'm excited because the designs will express our mastery of understatement and unexpected sensuality," he says. The capsule range includes chairs, sofas, tables and desks, with lighting and textiles to follow on. He is also forging strong links with Brazil and an Intarya office is due to open soon in Rio de Janeiro. "Economic improvements in Brazil and increased real estate values in the main cities mean that this is the perfect location for us," he says.

"At Intarya our trademark is to inject understated luxury, textural richness and layering"

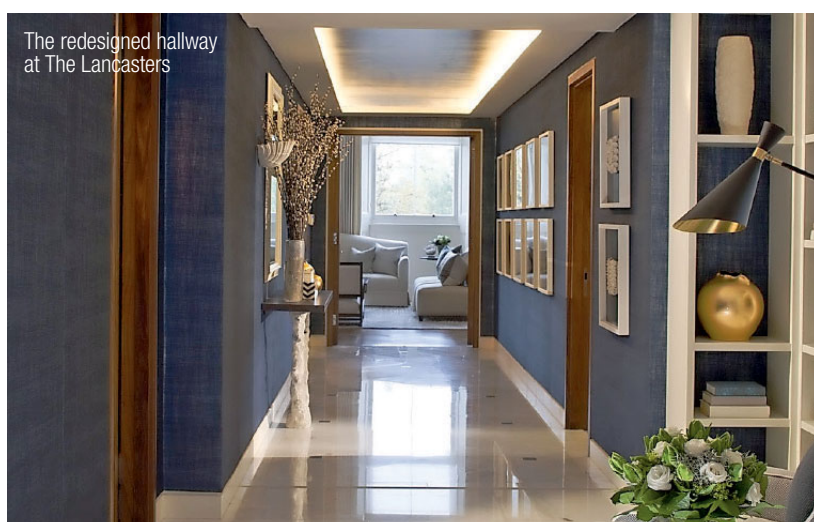




The redesigned living space at The Lancasters

Given Daniel's heritage, does Brazilian design feature large in his work? "The main influence on my design aesthetic is my love of fresh colours," he says. "The use of natural materials is also big in Brazilian design." Sustainable materials are a key factor and he has recently been to Brazil, specifically searching for exciting craftspeople to commission. "There is a definite trend away from mass production towards things that are special, pieces that become potential heirlooms," he says.

Back in London, aside from new projects, there is also a potential yacht design to consider. Despite the plethora of work, Daniel stays true to his principles. "You have to get into a client's mind to create a home that is beautiful that can be enjoyed for many years. Knowing I've achieved this for a client is the most satisfying thing in the world." }
Intarya, 020 7349 8020, intarya.com



The redesigned hallway at The Lancasters

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THIS MONTH YOU SHOULD ...

... introduce fresh florals. We love the new Revival Christie roller blinds (from £78 for a 61 x 61cm blind), part of an inspired SS/2013 blinds collection with 35 new fabric designs, all at The Fabric Box. For an excellent selection of roller, vertical, roman, roof and panel blinds, visit thefabricbox.co.uk 0844 8118280 ...

Exclusive to John Lewis this season are new cushions from Bluebell Gray, including the Polly design (£75) in Fiona Douglas's signature brushstroke style and spring-like blues, pinks and purples. johnlewis.com



Get inspired...

...with a visit to London Gardens Online. The website is the brainchild of the London Parks and Gardens Trust, with an inventory of London's parks, gardens, squares and cemeteries. It lists more than 2,500 entries across London's 33 boroughs, with 153 green spaces recorded for K&C alone. So even if you have the tiniest back yard to spruce up, there's plenty of inspiration on offer here. londongardensonline.org.uk

Interiors news

By Judith Wilson



Bespoke services

Fans of Loaf's relaxed sofas and armchairs will be happy that the company has launched a bespoke upholstery service. Next month you can send them your own fabric and they will deliver your chosen furniture in five to seven weeks. Each of the 24 pieces has a beech frame guaranteed for five years. 0845 459 9937, loaf.com



Blow the budget

Davidson has a brilliant selection of sophisticated, pared down furniture at their Chelsea Harbour showroom. Now they've launched eight new chair designs and the star of the show is The Elliott Chair. Featuring a sycamore black rear column and four square tapering sycamore legs, with polished nickel sabots at the feet, it costs £2,254.80 (plus 1.5 metres fabric). Legs are available in several different timbers and colour finishes. 0207 751 5537 davidson.com



Book review

New from publishing house Cico is this lavishly illustrated book, *Romantic French Homes* by Lanie Goodman. It features original photography by Simon Brown and includes timeless French homes, from an Alpine ski lodge to a beach cottage in St Tropez. Celebrating the best of French interiors style, it is a visual feast packed with inspiration. From good bookstores or cicobooks.co.uk



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This month...

Tom Parker Bowles heats things up with a look at authentic Thai cuisine and Anna Longmore ventures to Medlar to see if the much-hyped restaurant has retained its quality and charm with locals. Meat lovers will surely be salivating at this picture: the new Sunday Roast experience at The Orange and The Thomas Cubitt, where a joint for four or more people is served directly to your table with all the trimmings.

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In 2009 Eclipse launched its first international site at the W Hotel Barcelona, located on the 26th floor in spectacular style whilst staying true to its mixology roots.

For many years we have worked alongside many businesses and opinion formers in Chelsea, South Kensington area and would like to bring us all together over a cocktail party at Walton Street. To register for the event please email Martyn@ignite-group.com

For more information about the Neighbourhood Card please go to www.eclipsebars.com/about-us/neighbourhood-card/



Tom Parker Bowles Spice of life

Tom Parker Bowles is on the hunt for 'real' Thai food in London

Thai food is one of the world's great cuisines, a dazzling, palate-thrilling melange of the delicate, artful and downright incendiary. From the refined, regal heights of a grilled prawn Saeng Wa, scented with ginger, kaffir lime and lemongrass, to the altogether more fiery charms of a street food som tam (green papaya salad), real Thai food never fails to delight. This is a nation who not only thinks of food all day, but dreams of it all night too.

I once spent a few days in Bangkok with David Thompson, legendary chef and author of *Thai Food*, the finest work on the subject in the English language. We'd perch on rickety plastic stools, deep among the diesel fumes and cigarette smoke of the capital's back streets, feasting on wobbling oyster omelettes, silken noodles and rich roasted duck.

Sometimes, the chilli heat was so fierce that talking became impossible, and even thinking began to hurt. But the flavours sent the taste buds into raptures of priapic delight.

So why is it that the vast majority of London Thai places are so damn dull? The average 'mixed starter' selection is nothing more than an affront to the real thing – grease soaked, rubbery deep fried fish cakes that have lost the will to live; fluorescent yellow cylinders of second rate chicken satay, served with a peanut sauce so sweet it makes the teeth ache; insipid, watery curries which taste of little more than liquidated Bounty bars. And spring rolls more suited to prising open safes than crunching crisply between the teeth.

The Thai are food obsessed, and I can't see them giving these ersatz monstrosities as much as the time of day. So I asked Thompson. "Well," he said, "the Thais are a hugely hospitable people. And when they arrived in the UK, they found the real stuff would get complaints. So they toned it down for British palates. Next time, ask for what they eat."

Armed with this golden nugget of information, I ventured into my local Thai, Tawana (tawana.co.uk) on Westbourne Grove. They charmingly tried to dissuade me. But I persisted, and was rewarded with a rich, fiery bovine broth filled with fat noodles, fish balls and slices of meat. For a second, I was transported back to those sweat-soaked streets

of Bangkok. At long last, real Thai food, in London.

Another Thai gem Addie's Thai Café (addiesthai.co.uk), on Earl's Court Road, is a place where flavours thrill. Along with Esarn Kheaw (esarnkheaw.com) in Shepherd's Bush and Tong Kanom (833 Harrow Road, NW10) in Kensal Rise. Amaranth (346-348 Garratt Lane, SW18) in Wandsworth still gets rave reviews, although I've yet to visit. While Alan Yau's Busaba Eathai (busaba.com) is a pretty respectable chain.

Of course, you could always cook at home,



armed with a copy of Thompson's *Thai Food*. The preparation might take a while but the execution is usually swift. I have Tawana on Chepstow Road where I get hold of my galangal, glutinous rice and bird's eye chillies. But the likes of Ri Thai in Shepherd's Bush, Thai Smile in Hammersmith (thaismile.com) and Talad Thai (taladthai-putney.co.uk) in Putney will also fulfil your every Siamese desire. So next time you have a craving for some serious Thai, don't despair. To get your chops around the real thing, all you have to do is ask. }



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John Williams MBE

RESIDENT CHIEF

This month, The Ritz chef extols the virtues of Bergamot



With the arrival of February accompanied by the continuation of short, dark days and lazy winds that chill to the bone, many of us would rightly prefer to be perched on a southern Italian hillside and basking in the brilliant Mediterranean sunshine. Personally, I love February, not because I am peculiarly fond of bitter weather but because for a brief period, the aforementioned Mediterranean region produces the culinary equivalent of a brilliant ray of sunshine – the Bergamot lemon. Bergamot lemons have risen to fame for their role as the delicate flavouring of our beloved Earl Grey tea or for providing a sweet citrus scent to pricey perfumes, but they are also able to star in the kitchen and through their addition can alter the most bland of dishes to ensure it delights the palate.

Rarely seen outside of their sunny Latin lemon groves, the best kitchens or the most high-end of grocers, Bergamot lemons are the size and shape of oranges but retain brilliant

yellow and green colours more akin to lemons and limes. The majority of Bergamot lemons are cultivated in Calabria, on the 'toe of Italy', and the fruit is harvested during a brief six week season beginning in January.

Cooking with Bergamot lemons is an absolute joy and their only quality that I cannot abide is that they are not available throughout the year. Still, their limited availability merely adds to their special nature and encourages me to wholly maximise the time I have to create dishes with them. Throughout the month of February the winter blues are banished by the ubiquitous citrus scent abounding through my kitchen. Bergamot, like most citrus fruit, has a long and loving relationship with desserts but more specifically, the complexity and freshness of their flavour in comparison to the relatively more one-dimensional citrus fruits commonly utilised in sweet dishes means it can not only hold its own in savoury dishes too, but can positively spark them in to life.

At The Ritz this February we are embracing the opportunity to showcase the brilliance of Bergamot by creating a unique dish that shows how this affable lemon is able to socialise with diverse flavours and textures. The dish is comprised of lightly tea smoked salmon that is gently warmed and served with avocado purée, wafer thin radishes, a few dots of Bergamot gel and drizzled with Bergamot hollandaise sauce. This dish delights the palate; offering an initial flavour of smoked fish that combines well with the peppery radishes before the smooth, light avocado purée acts as a conduit that leads to a burst of fresh Bergamot citrus, which lingers as a pleasant and fragrant aftertaste.

As a chef I am intrigued and excited by all seasonal produce but there are few things that pique my excitement like Bergamot lemons. They are a delight to savour and something that I encourage all epicures to indulge in during this brief period within which they thrive. }



Restaurant reviews

Cellarium Café & Terrace
20 Dean's Yard, SW1P 3PA
020 7222 0516

Food: ***

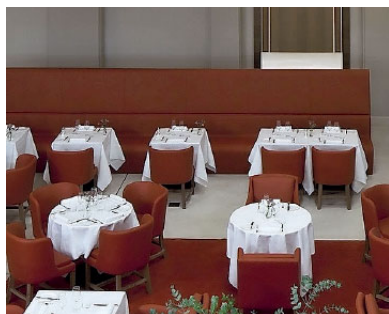
Atmosphere: ****

The guys from Benugo can spot a great site when they see one. The company, which started out in sandwich bars, now also runs restaurants in a number of busy public spaces, including the British Museum, and is also behind the spectacularly located Serpentine Bar & Kitchen on the edge of the lake in Hyde Park. This latest venture takes over the medieval cellarium (food and drink store) at Westminster Abbey, a split-level site in Deans Yard that comprises an atmospheric vaulted basement space and a conservatory-style upstairs dining room with truly magnificent views of the Abbey. As the name suggests, there is also an outdoor terrace with seats for the summer months.

Open for breakfast, lunch and afternoon tea, Cellarium specialises in salads, sandwiches and light meals, while tempting sweet tooths with an impressive display of pastries and cakes. It's all quite simple stuff but also fresh and competently prepared – several notches above what you'd usually expect from a visitor attraction. The tucked-away location (ask for directions at the Deans Yard gate) also makes it feel more like a local secret than a tourist canteen.

Salads can be ordered as starters or main courses – or in threes for grazing – so we kicked off with a (surprisingly large) 'small' portion of roast aubergine with tahini cream, pumpkin seeds and pomegranate, ahead of steak and ale stew with crusty bread, which left us so full that the carrot cake we'd spotted on the way in had to be ordered 'to go'. It went down a treat back at the office.
by Annica Wainwright





Ten Room

Café Royal, 68 Regent Street, W1B 4DY

020 7406 3333

Food: ***

Atmosphere: *

'Restored to its former glory' is a much used phrase, but this, apparently, is what has happened at the Café Royal in Piccadilly. Sitting on Regent Street, this was one of London's most celebrated hangouts, patronised by everyone from Oscar Wilde to Mick Jagger. Now, it has been stripped to its Grade-I listed shell, and turned into a five-star hotel, housing Ten Room.

It's hard to imagine this as a glamorous melting pot of London's 19th-century glitterati. The original Egyptian-deco features are lovely but the space has been filled with a blend of red leather furniture imported from 1999 and monolithic marble, like the mausoleum behind which the staff lurk. Lighting is dimmed to a level you might encounter in the reptile house at London Zoo.

The one 'atmosphere' star is for the service, from staff in awkward hotel-restaurant garb, who smile and explain dishes like matrons in a geriatric ward. The food, an international line-up featuring top British ingredients overseen by executive chef Andrew Turner (Wilton's, The Landau), is pretty good. Highlights include a tuna tartar, spiked with sesame and soy, and a poached fillet of halibut in a delicate Asian broth, but the suckling pig stew that sounded so promising didn't deliver the rib-sticking, slow-braised richness we'd hoped for. Dessert had more zing – rum-laced pineapple slices with a hint of chilli and a dollop of coconut sorbet.

Ten Room needs to lighten up. Does a hotel's 'casual brasserie' need silver service, or awkward crumbing down? We hope the next-door Grill Room, with Louis XVI detailing and gold leaf, and a Champagne and caviar list, has more of the glamour of Café Royal's heyday.

by Anna Longmore



Newman Street Tavern

48 Newman Street, W1T 1QD

020 3667 1445

Food: ****

Atmosphere: ****

Any friend of The Henry Root is a friend of ours, so when we heard that the team behind the Chelsea local was opening a similar place in Fitzrovia, we hot footed it into town to investigate. In the same vein as its older sibling, the Newman Street Tavern looks and sounds like a gastropub, but is actually a restaurant. Now that any vestiges of its previous incarnation as a Ping Pong dim sum den have been shed, the two-floor dining space shares a handsome gentleman's smoking room aesthetic.

The kitchen's obsession with provenance is evident in the framed pictures of the suppliers and landscapes that line the walls. Even the furniture is sourced exclusively from the UK. So it's no surprise that the menu, conceived by head chef and co-owner Peter Weeden (formerly of The Paternoster Chophouse), is staunchly British.

We relished the lightness of touch in starters of Devon crab salad, bursting with white meat, and a delicate little bowl of butternut squash, roasted to distill the sweetness of the flesh. But the kitchen really hits its stride with proper, hearty Brit dishes like Shorthorn beef with Yorkshire pudding followed by a toothsome almond tart. There's an ageing room on site – Weeden is a fully paid-up member of the nose-to-tail club – so British beef and game feature strongly. In fact, the patriotism only relents on the wine list, a serious 23-pager which majors in French bins and has plenty by the glass and under the £30 mark.

It's great stuff – in an area that is rapidly upping its culinary credentials. But will we be switching allegiances from the Henry Root? Not just yet (at least, not as long as Henry continues to serve up his truffled macaroni cheese).

by Anna Longmore



Medlar

438 King's Road, SW10 0LJ

020 7349 1900

Food: *****

Atmosphere: ****

Medlar opened in April 2011 with an air of quiet confidence that suggested it was going to be very good. There's no name in lights above the door or flashy West End façade, just the restaurant's credentials – both the head chef and his front-of-house co-owner have come via Chez Bruce.

Then came the rave reviews, and the Michelin star. What usually happens next is that a treasured neighbourhood restaurant graduates to 'destination' status, prices rocket and the phone starts ringing off the hook so there's no room for the locals. But at Medlar, I called at midday to book a table and seven hours later, I was sitting at it.

What we ate was very, very good. With a clean-cut dining room and dressed-down, charming young staff, the front of house might offer a lesson in understatement, but the kitchen is not afraid to stretch its legs. A crab ravioli, stuffed to bursting, sits in a bisque with all the sweetness of a fine shellfish stock, while a compilation of scallop sashimi and ponzu appealed as much to the eye as the palate, artfully arranged around a crisp oyster beignet and dotted with neon tobiko and sorrel mayonnaise.

At main, the same rigour was applied to a simple combination of rare 'under-blade' beef fillet with crunchy triple-cooked chips and a piquant Béarnaise. The Cornish turbot, sat on a puree of Jerusalem artichoke, scattered with succulent chicken wings and pancetta.

If you're going to pass on the cheese trolley, it can only be for their tarte tatin: big and worthy of a clash of spoons. At £42 for three courses, dinner is good value for such quality; at £26 for the same menu at lunch time, it's a bargain worth crossing town for. We hope no-one does – it's a pretty spectacular local.

by Anna Longmore

Cuvée Rosé.
The Ultimate.



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Ring in the Year of the Snake

The annual Chinese New Year Parade will this year be snaking its way from Chinatown to Trafalgar Square in the morning of Sunday 10 February but celebrations will also extend to special menus in Chinese restaurants across town throughout the month. Our pick of the bunch is Min Jiang on the 10th floor of the Royal Garden Hotel, where top-notch Chinese food is served against the backdrop of panoramic views across Kensington Gardens.

*Min Jiang, Royal Garden Hotel, 2-24 Kensington High Street, W8 4PT
020 7361 1988*

Table talk

Annica's Wainwright's guide to west London indulgence



Trendwatch: Doughnuts

The humble doughnut has been given a makeover and is now flying out the door of the Electric Cinema in Notting Hill, where Electric Donuts serves up four daily-changing flavours of deep-fried dough – think Maple Bourbon, Bergamot Orange, Ginger Chew, Mexican Chocolate and Berry Trifle. In Mayfair, there's a bespoke doughnut counter in Fortnum & Mason, the best one being the Strawberry & Fortnum's Champagne.

*Electric Cinema, 191 Portobello Road, W11 2ED
Fortnum & Mason, 181 Piccadilly, W1A 1ER*

Fresh out of the pantry

Harrod's will welcome its first 'Chef of the Season' on the 6 February, when Anna Hansen from The Modern Pantry in Clerkenwell will serve up takeaway meals, as well as a range of condiments, spices and pantry goods. Bold flavours will shine through in dishes like jasmine tea-smoked salmon with black garlic, slow roast pork belly with Cox's apple, plus rosewater and sour cherry chocolate brownie yoghurt. They'll be available from the traiteur section for dinner parties throughout spring.



Better late than never...

If you're anything like us, you will have postponed the New Year detox until February and are now wondering what to drink for Valentine's. Now, we're all for a glass of fizz on the 14th – one night off hardly counts as cheating, right? – but the new sparkling cherry juice from Cherrygood is a pretty decent alternative. The juice looks great in a champagne flute and is packed with antioxidants. *RRP £2.15 per 750ml bottle*
cherrygood.com



Maggie Jones's



Take 5 Romantic restaurants for Valentine's

1. *The Belvedere*
Off Abbotsbury Road, Holland Park, W8 6LU, 020 3641 8320
2. *Chabrot Bistrot d'Amis*,
9 Knightsbridge Green, SW1X 7QL, 020 3589 4511
3. *Galvin at Windows*
London Hilton, 22 Park Lane, W1K 1BE, 020 7208 4021
4. *La Poule Au Pot*
231 Ebury Street, SW1W 8UT
020 7730 7763
5. *Maggie Jones's*
6 Old Court Place, W8 4PL
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This month...

We showcase the designs of La Mania's Spring/Summer 2013 collection exclusively stocked at Harrods, Shannon Denny compiles her last ever 'The List' with the best loungewear around and rubies are the order of the Valentine's month as Laura Johnston decides what jewellery to wear to impress on the special night

fashion+style

Making *waves*

Sumptuous gowns, Grace-Kelly inspired
headdresses, all aboard a yacht in the south
of France. La Mania's Spring/Summer 2013
collection is keeping the blues at bay

Previous page, Nord dress; this page,
Masha dress







Opposite, Hilary cape;
this page, Elton dress

La Mania is
exclusively stocked
at Harrods
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Grey silk twill tuxedo pyjamas
£236, dotelondon.com



Pearl belted nightgown, £59.99
intimissimi.com



Silver cashmere travel wrap
£230, gift-library.com



Grey silk shorts and black silk
camisole £85 each, lucza.com



The List

Cold weather outside makes
luxury loungewear essential,
says Shannon Denny



Fringed tartan wool throw
£120, gant.co.uk



White organic cotton PJs, £151.20
beaumontorganic.com



Biba logo silk chemise, £95
houseoffraser.co.uk



Falke Norwegian anklet socks
£14.99, surfdome.com

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astleyclarke.com



Platinum Diamond Ruby Heart
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Romantic rubies

Laura Johnston eyes up the
most passionate jewels in town



Platinum Diamond Pink Spinel
7.37ct Ring, £24,950
Lucie Campbell
26 New Bond Street, W1S 2RJ,
020 7629 4647
luciecampbell.com



Jada Ruby Oval Ring, £393, Kabiri,
182 King's Road, SW3 5XP, 020 7795 1559, byjada.com



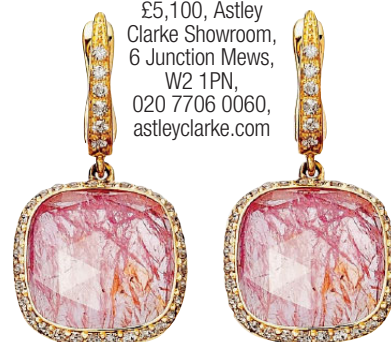
Deco Maxi Ruby, yellow gold,
£385, Brilliant Inc, 41 Duke of York
Square, SW3 4LY, 020 7259 9555
brilliantinc.co.uk



Ruby Flower
Earrings, £2,700
Pippa Small
201 Westbourne
Grove, W11 2SB,
020 7792 1292
pippasmall.com



Fine Twig Ring with Ruby, 18ct solid
yellow gold, £265, Alex Monroe, Liberty,
Regent Street, W1B 5AH, 020 7734 1234
alexmonroe.com



Ruby Connie
Earrings by Astley
Clarke Couture,
£5,100, Astley
Clarke Showroom,
6 Junction Mews,
W2 1PN,
020 7706 0060,
astleyclarke.com

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6.2

A close-up, high-resolution photograph of a woman's face, focusing on her eyes, nose, and mouth. She has light brown eyes with dark eyeliner and mascara. Her lips are coated in a vibrant, glossy red lipstick. The skin is fair and has a soft, natural texture. The lighting is warm and soft, highlighting the contours of her face.

health+ beauty

This month...

In the mood for love? Laura Johnston puts together her shortlist of the best statement lipsticks to wear on that Valentine's Day date and Nina Theoharis visits Anamaya, a secret haven just off Kensington High Street that is more than just a spa and where Monika Jazwinksa's face massage is a must-try experience



Sculpt your body slim in six weeks

Celebrity personal trainer, Louise Parker, and her team deliver outstanding results in record time with her unique training method

The Intensive personal training programme was devised by celebrity trainer Louise Parker over twelve years ago and has since changed the body shape of hundreds of individuals. Her experience ranges from helping clients recover from long-term obesity, to taking care of some of the most beautiful bodies in the world.

The unique programme combines six hours a week of her exercise method, alongside a rigorous dietary overhaul, for a six-week period. "Each week we train you in four 90-minute sessions in the comfort of your own home – bringing the gym to you and saving precious time," says Louise. "Some clients choose to do three 90-minute sessions over an eight-week period and the results are still exceptional."

The Intensive employs exercise and diet methods that radically shift fat and totally re-sculpt the body, without compromising metabolism. "It's so important to teach our clients how to boost their metabolism so that once they have lost the weight they can easily keep it off," she notes. "So many diets will get the weight off but your metabolism will come to a grinding halt or they are just not sustainable." The programme's emphasis on resistance work and an intelligent eating plan ensure the results that clients achieve are long lasting and, most of all, easy to maintain. "No aspect of what we do is extreme," she explains. "Every element of the plan is sensible, researched and proven to work," she says.

"My team are world class and without doubt some of the best in the country. Most come from a Sports Science background and we have two Olympic athletes amongst us. We all share a friendly, no-nonsense approach and between us we offer an unrivalled service to our clients. I'm proud to have such a talented team behind me." Louise Parker believes anyone can have a fantastic body – regardless of age, body type and starting point. "By following my method, you really will be blown away by how you can change your body shape."

Her programme is suitable for anyone wanting exceptional results, in record time. The Intensive is hugely popular with clients needing to be what she calls 'red-carpet ready' – whether that's for a wedding, new job-role or even the school run.

The Intensive programme employs exercise and diet methods that radically shift body fat and totally re-sculpt the body, without compromising metabolism

"I love helping post-natal mums," she explains. "Since I had my daughters in quick succession, I fully understand the challenges new mothers are faced with, and what has to be done to return you to your former glory."

Louise Parker designs each programme with one of her team before the programme commences, based on the individual's requirements and deadlines.

A rigid, yet balanced food plan is devised, ensuring optimal results. Louise personally monitors your diet diary on a daily basis to ensure you are on the right track and that you get all the support and motivation you need to succeed. In six weeks, you will emerge looking better than you thought you ever could. What Louise Parker does isn't gimmicky, it is instead an intelligent combination of three factors – nutrition, training and lifestyle – delivered in just the right combination. "Providing you have made the decision to change and are willing to let us guide you," she asserts, "You simply cannot fail – clients routinely drop two dress sizes." There are many bespoke programmes available, and following a telephone consultation, Louise will advise a suitable programme and schedule to suit any objective, lifestyle and budget. Louise asks that new clients commit to a minimum of three hours per week to ensure that they achieve amazing results. Louise's team provide her programmes across London, Berkshire, Surrey, Kent and Hertfordshire with remote options for international clients. }

*Louise Parker Personal Training,
2 Eaton Gate, London SW1W 9BJ, 0800 084 2828
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Luscious lips

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£40, Harrods, 87-135 Knightsbridge, SW1X 7XL, 020 7225 5762

cremedelamer.co.uk



Be bold

Make-up masters MAC have come up trumps with the lipsticks from their new Strength Collection. The matte yet creamy formula has true staying power and the Absolute Power shade is a timeless classic. On sale February.

£14, MAC, 109 King's Road, SW3 4PA, 0870 192 5195
maccosmetics.co.uk

Pucker up

Make a statement in Laura Johnston's pick of loud and proud lipsticks

Femme fatale

Ignite your inner diva with the 90s inspired spring collection from Nars. The dark cherry red and gold sparkle Dressed to Kill lipstick will ensure you're noticed on the dance floor.

£18.50, Space NK, 109-125 Knightsbridge, SW1X 7RJ, 020 7201 8636

narscosmetics.co.uk

High shine

For all day glossy lips we can't beat Lanolips' Lip Ointment in Apples, giving pouts a juicy red apple sheen.

It contains SPF15 to protect against harmful winter rays.

£8.16, boots.com



Pretty in pink

Make the boys wink in Lancôme's new sugary pink lipstick from their SS13 range.

Baume in Love, Rose Macaron, £20, Boots, 127a Kensington High Street, W8 5SF, 020 7937 9533, lancome.co.uk

Pure passion

The beauty boffs at Clarins have launched their first age-defying lipstick. The 15 colour-popping shades are packed with plant waxes for instant comfort and a nutri-youth complex to protect lips from dehydration and boost collagen. We love Passion Red for making an entrance.

Clarins Rouge Eclat Lipsticks, £18.50, Clarins

Staying power

Make a statement in Stila's new Stay All Day Liquid Lipstick in Fiery, £15. It's enriched with avocado and vitamin E to hydrate and soften lips and will stay put for up to six hours.

Harvey Nichols, 109-125 Knightsbridge, SW1X 7RJ, 020 7235 5000
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Face facts

Nina Theoharis finds serenity at Anamaya with a facial massage that offers more

Hidden away down the delightful Adam & Eve Mews is Anamaya, an oasis that you wouldn't think was as peaceful as it is, given its location just off Kensington High Street. Anamaya means health in Sanskrit and the ethos behind it is not to be seen as a plain old spa but rather the bringing together of selected practitioners who seek to improve your health as well as provide relaxation.

The team of specialists who occupy the stunning rooms are experts in a variety of fields including Pilates, acupuncture, massage, physiotherapy and psychotherapy and the ultimate aim is to tackle the every day health problems in a calming environment. Too often, a visit to a spa will be to have a quick fix of relaxation through a massage or a facial. Here at Anamaya, you are invited to come early, have a cup of tea before your treatment and then afterwards, 'bed in' in the meditation room, with an iPod before going back into the bustle of London.

I had the pleasure of receiving a face massage from the wonderful Monika Jazwinka who has worked as a healer, coach and body worker since 2002. Not to be confused with a facial, this is a massage treatment for the face which utilises several methods including Ayurvedic massage, lymphatic drainage and acupressure. Monika's treatment was more than just a face massage. She incorporated Indian head massage and used firm strokes across my chest, neck and shoulders also – so it was pretty much a trio of treatments under the guise of just one, which came as a welcome surprise. Monika used rose oil, one of the simplest and purest oils to use on the face, which thankfully was not overly-scented and provided the basis of a treatment that I would have again and again.

Monika's hand and finger movements across my face were such that it almost felt as though a machine was at work, meaning that the regularity of speed and pressure were unlike anything I thought capable of the human hand.

I was aware that I fell asleep, albeit briefly on one occasion as I am sure I let out a gentle snore that woke me up – but I would imagine I am not the first to do this! As a mother of a 20 month-old, this was a chance to truly shut off and feel the effects of deep relaxation. At the end of the treatment, Monika told me that I retain tension in my jaw, something that I have always suffered from, having been told by dentists and osteopaths alike. It came as sad news that it is still there, but also reaffirmed my thoughts on Monika and her talent for deducing an ongoing problem. She did however reduce my muscle tension and I felt in a slight state of euphoria after leaving.

Anamaya is a delightful place to visit since it is away from the hubbub and the mews dwelling makes it feel more like home than the often clinical feel you get from some more mainstream places. }

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promotional feature

Have Cupid aim for you this Valentines

EF MEDISPA's dedicated team of experts are on hand to play cupid for your perfect Valentine's month



It's the month for indulging your romantic side and whether that means treating yourself or your partner, one thing is for certain – award-winning EF MEDISPA has an à la carte menu of treatments to fulfil your pampering needs.

Your path to inner wellbeing and outer beauty begins from the inside which is why EF MEDISPA's highly trained team of Nutritionists and Hydrotherapists are dedicated to maintaining your healthy New Year resolutions for good.

Revitalise your body and care for your immune system with a bespoke detox programme tailored to your personal wishes and needs. A specialised Colonic Hydrotherapy treatment is designed to detoxify and cleanse your body and give it an instant boost. Then, visit EF MEDISPA's Drip 'n' Chill lounge for an essential vitamin infusion to leave you feeling replenished.

EF MEDISPA will have you dazzling instantly for your Valentine with their health and beauty programmes. The unique Well Women Diet, designed for rapid weight loss and maintaining your skin's integrity and youthful glow will have you looking and feeling fabulous. Your desires and goals will be discussed with your nutritionist to ensure a bespoke package is designed and tailored specifically for you and your lifestyle.

When it comes to Vaser Lipo, EF MEDISPA is the premiere venue for Vaser Hi Def, an advanced Vaser technique that will create enviable female curves or the perfectly sculpted six pack that you have longed for. Under the masterful eye of their medical team, Vaser Lipo and excellent surgical aftercare at EF MEDISPA means you can enjoy and flaunt your new svelte body of yours the same day you walked in.

For replenished, youthful looking skin, choose between an advanced skin tightening and anti ageing skin solution or a bespoke facial to give your skin an instant boost. Using a unique mixture of the latest advances of Laser and Radio Frequency and cosmeceutical products, your aesthetic therapist will design a treatment plan especially for your skin's needs. Whether you suffer from sun damage, acne or problem skin, EF MEDISPA's dedicated team will find the right treatment package for you.

If sagging jowls and a wobbly neck is a problem and you wish to have firmer skin, your aesthetician will advise you on the best solution of anti-wrinkle injectables or fillers.

Finally book your complimentary patch test for miraculously pain-free Permanent Laser Hair Removal at EF MEDISPA to get legs that will have your chosen one's heart racing.

TOP TIP

EF MEDISPA's new balancing Micropeel programme takes a holistic view of the skin, combining advanced peels with colonic hydrotherapy and nutrition. Book your complimentary consultation so that you can benefit from clear glowing skin!

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This month...

Mary-Jane Wiltsher visits a very different side to St Tropez, where instead of supermodels and superyachts, she indulged in spa treatments, fitness and a calorie-controlled diet and we discover how to have the perfect spring break in Cornwall

Riviera retreat

There's more to the south of France than yachting and shopping sprees, discovers Mary-Jane Wiltsher

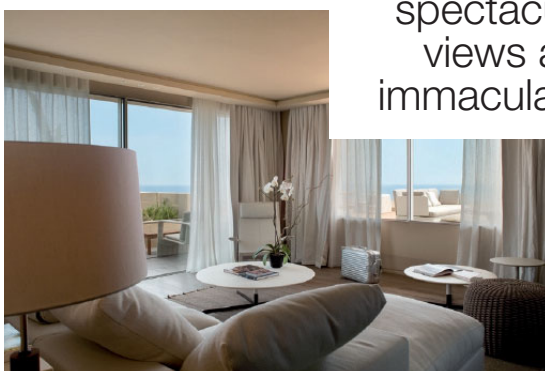
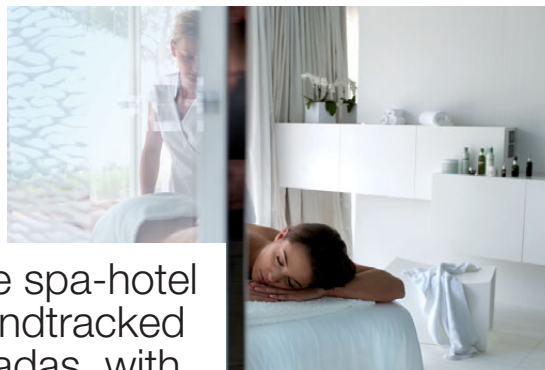
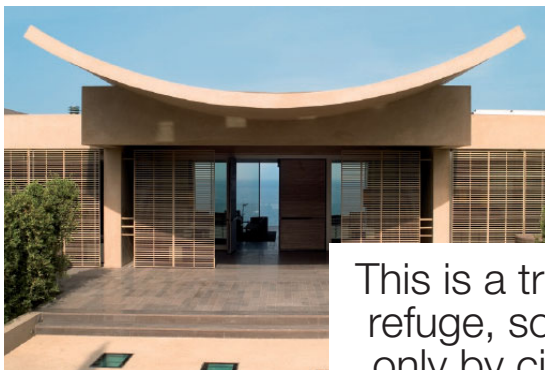
Pressed slacks and promenade pomp may be the first things that come to mind when you imagine the white-washed, sun-strewn streets of St Tropez, peppered with designer boutiques and sandwiched between tall yachts and green hills. This was certainly my impression of this portion of southern France – all Riviera shopping and wide brimmed hats. But beyond the stylish hustle and bustle of the iconic town, there's a serene alternative: La Réserve Ramatuelle.

A twenty minute drive away, set high in the wooded cliffs, lies the tiny provençal village of Ramatuelle. Shaped like a snail, its coiled cobbled streets and pastel shutters echo those in St Tropez, but with only a smattering of quaint cafés and restaurants, the ambience is altogether mellower. Close by, hidden behind the trees, is La Réserve. This is a true spa-hotel refuge, soundtracked only by cicadas, with spectacular ocean views and lush, immaculate gardens. Classical-style villas, an alternative to the hotel's expansive suites, sit in pretty pockets of the rolling grounds. Built into the rocky cliffside, the main building melds into the landscape. Transformed by internationally renowned designer Jean-Michel Wilmotte, it's a fusion of its original 1970's shell and

earthy, natural materials, all soft fabrics and warm light, the interior illuminated by vast windows that frame great stretches of the Bay of Pampelonne. On the lower floors, the corridors are walled with glass, revealing the craggy rockface. These underground, museum-like tunnels may not be to everyone's taste, but the rooms by contrast are airy and exquisitely comfortable, opening out onto their own private south-facing terraces. Spacious bedrooms lead into white stone bathrooms with Japanese style, jet-powered baths.

La Réserve aims to create a regenerative environment, with everything geared around the emotional and physical wellbeing of its guests. This may sound ominously overbearing, but think 'spa light' rather than Mr Motivator – we are reassured, with gentle smiles from the staff, that 'this is not boot camp.' Take the food: head chef Eric Canino creates artfully presented meals full of authentic Mediterranean flavours, but don't expect a feast. Portions are modest and calorie controlled, with fats and refined sugars cut out entirely. All fish is sourced locally and vegetables and herbs are grown on site, while the wine comes from the hotel's very own vineyards.





This is a true spa-hotel
refuge, soundtracked
only by cicadas, with
spectacular ocean
views and lush,
immaculate gardens

This meticulously streamlined menu can be complimented, if you are inclined, by a health programme at the deluxe onsite spa. A pioneer in its field and the only Crème de la Mer spa in France, it's an otherworldly oasis offering carefully composed fitness itineraries and à la carte beauty treatments.

I'm here for a taste of the Fit Express & Beauty programme, a compact four day, three night schedule that includes daily Nordic walking and sport activities, plus a selection of therapeutic, hydrotherapy and anti-ageing treatments, and a customised diet. If you want to get to know the local landscape with a generous portion of pampering thrown in, this is ideal. The Nordic walking (the kind with poles, favoured by the dedicated rambler, for those not in the know) is done in the cool of the morning. It's an invigorating departure from the spa, weaving through mottled brown-grey cliffs and down pine-scented paths dotted with woodland flowers. Turquoise coves are perfumed with sea salt and driftwood.

Softly lit treatment rooms are a welcoming sanctuary to return to: an indulgent Crème de la Mer facial and detoxifying seaweed body wrap. The therapists are discreet and attentive, the treatments blissfully relaxing. I am left on the verge of sleep, with baby smooth skin.

The programme continues this way, with short, intense bursts of exercise followed by elaborate treatments (stints of aqua-biking in the indoor pool give way to a heavenly full body anti-ageing massage). I find myself sleeping well and waking up early. Encouraged to leave our phones turned off to maximise our detox, I am reading before bed. I'm also hungrier than usual. Our meals are simply cooked and nutritious, but light: mixed berries, nuts and natural yoghurt for breakfast, lunches along the lines

of steamed vegetables and fillet of sea bass, followed by grilled local lamb for dinner. Salt is off the menu, and we're allowed wine with our first and last meals of the trip. The only thing I'm left craving is a hefty steak. And maybe a cheeseboard.

La Réserve avoids that vast, impersonal feel of many spas, being relatively small despite its spaciousness. Of course, there's plenty to do outside of its health programmes; explore nearby historic ruins and beaches, sip cocktails on the terrace, or head to Ramatuelle and wander through its vaulted, bougainvillea-draped passageways. There are music festivals each year and lively local Sunday markets. However you choose to enjoy La Réserve, it is truly idyllic, and a world away from the portside glitz of its fashionable neighbour. }

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Perfect Spring Breaks

Discover Cornwall away from the crowds

The Lugger Hotel

There's no denying Cornwall's appeal when the sun is shining and you can spend long days on its famous beaches but who needs the hassle of nightmare traffic jams and a fight to get reservations at the best restaurants and hotels?

If you love Cornwall spring is the perfect time to check out this beautiful part of the country on your own terms without the madness of the midsummer crowds.

We spent five days crisscrossing the Cornish peninsula in a break that left us relaxed and refreshed and vowing to return as soon as possible.

Our out of season trip began at the Lugger Hotel in Portloe near St Austell. The 17th century inn, which is built on the beach of this picturesque village, is the perfect place to begin your Cornish adventure. Home to secret smugglers caves and a working fishing fleet, the village smacks of Daphne du Maurier charm.

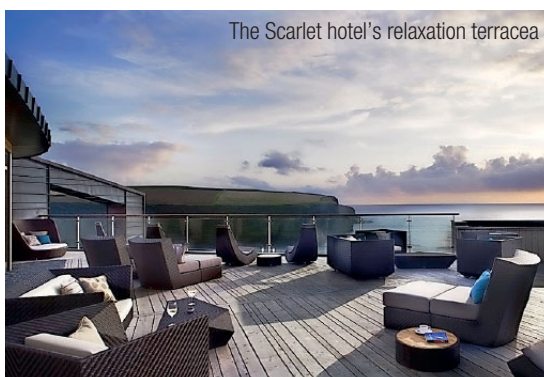
We stayed in incredibly comfortable room 201, which looked straight over the bay. All the hotel rooms are decorated in a chic New England style with large beds and roomy bathrooms. On a stormy night you are enveloped in the cosy room with the sound of the sea crashing into the cove. Hard though it was to leave this lovely spot, walking downstairs for an aperitif and dinner is really worth it. Here, the hotel's enthusiastic yet discreet staff do their best to make your stay very special. The hotel's dining room overlooks the harbour and it's very easy to work your way through a delicious menu which concentrates on local produce. Elegant and assured, the



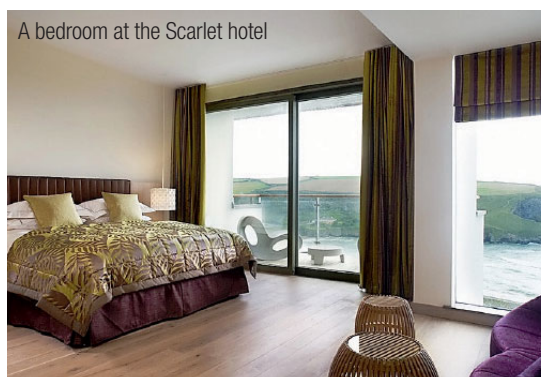
Enjoy a bath on the beach at the Scarlet hotel!



The Scarlet hotel



The Scarlet hotel's relaxation terrace



A bedroom at the Scarlet hotel

French inspired dishes including red mullet, wild rabbit and venison were exemplary and the hotel's extensive, yet reasonably priced wine list, further enhances this great gourmet experience.

The Lugger's comfortably appointed lounge rooms invite you to finish your meal with a coffee and a brandy and maybe a quick game of scrabble before retiring upstairs for a peaceful night's sleep. This gorgeous gem of a hotel is the perfect Cornish hideaway and within 24 hours you are guaranteed to feel rejuvenated. Even mobiles don't work here – which is a real bonus.

But relaxation aside, the Lugger is memorable for the thoughtful touches which make it unique – from fresh flowers in the bathroom to mini hot water bottles and chocolate and marshmallows for bedtime.

From the Portloe it's easy to drive around this picturesque part of Cornwall. We stopped off for morning tea in historic Fowey before heading off to the Eden Project. A couple of hours here spent inside the wondrous tropical and Mediterranean Biomes is the perfect antidote to a cold and blustery day.

It would be easy to spend three or four days in this beautiful part of Cornwall, but a two-night yoga retreat at luxurious eco hotel The Scarlet in Morgan Porth beckoned. The Scarlet has been in business now for three years and is the epitome of green chic – an eco hotel without the hemp factor.

Huge, stylish and cosy at the same time, this adults only hotel invites you to kick back and relax. Everywhere you look you are drawn to the sea thanks

**'If you love Cornwall
spring is the perfect time
to check out this beautiful
part of the country
on your own terms
without the crowds'**

to the unique positioning of all the rooms and the hotel and its staff invite you to rest and recuperate. The décor is modern and funky with lots of artwork everywhere from paintings to sculptures. The common rooms are inviting and well appointed – including a great library and billiards room, welcoming bar and lovely dining room which overlooks the Bay.

Meanwhile the large and airy sea facing bedrooms are the epitome of Scandinavian chic, complete with a great power shower and locally produced toiletries.

For two days we enjoyed the Scarlet's excellent yoga discovery programme, a bespoke course designed

both for beginners and practising yoga fans alike. Over 48 hours you are invited to join a series of different yoga courses (including the intriguing and fun laughing yoga) as well as a fantastic one to one yoga session with one of the brilliant instructors hosting the course. Here, you will get the chance to iron out any problems with your sun salutations or downward dog

as well as soaking up the gorgeous sea views too.

Guests on this all inclusive package are also treated to a delicious communal dinner every night where you will get to meet your fellow yoga fans and talk more with the instructors.

After all that life affirming yoga, it's worth treating yourself to an amazing massage at the hotel's ayurvedic spa or a relaxing swim at the indoor pool, complete with wraparound sea views. Meanwhile brave hearted souls can go for the outdoor tub experience – which somehow works even better when it's cold outside. }



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My residence

Socialite and founder of Beulah London
Lady Natasha Rufus-Isaacs on charitable
missions and the magic of India

Where do you live and work?

I currently in Fulham with my brother and work in Belgravia near Hyde Park Corner.

What is so special about Beulah, the business?

Beulah is a British fashion label with a conscience. It was set up as a company to sell beautiful dresses, alongside a charitable mission: to provide women who have been sex trafficked with an alternative livelihood.

What did you do before you started your own business?

I worked at Sotheby's art auction house on Bond Street, and then at Holy Trinity Brompton, a large church and charity in South Kensington.

What does bespoke mean to you?

Unique and personalised

Where is your favourite place in the world to travel to?

India. I've just come back from Mumbai and Jodhpur where we held a big fashion show and campaign shoot in partnership with British Polo Day.

What is the best thing about your job?

I love being my own boss, waking up in the morning and wanting to go into work. Working towards the goals of our charity is so important, and a real motivator when work gets tough.

What is your proudest moment professionally?

Beulah was given a special commendation by the United Nations, as a business in dedication to combating human trafficking. We picked up the prize last year in Luxor, Egypt.

Where do you like to go out in the evenings?

I love going to restaurants with friends, rarely do I go out partying these days!

What's your most memorable local meal?

Mao Tai in Fulham for my mum's birthday, they serve the best Chinese food...

Who would you invite to a dream dinner party?

Philip Treacy, Natalie Pinkham and David Walliams.

What's your favourite London view?

The 28th floor of the Hilton Hotel in London; the views are breathtakingly beautiful.

If you could change one thing about London, what would it be?

The tube in rush hour. Nothing more annoying.

What is your top neighbourhood secret?

Megan's café, it has a garden behind the road which is my best kept secret.

What makes you smile about where you live?

The man who works in the newsagent opposite my house.

Where do you go to be a culture vulture?

The National Gallery

What's your greatest London extravagance?

Harvey Nichols Champagne Bar, dangerously close to our offices...

Where were the last three places you went on holiday?

India, Morocco and Portugal.

Where would you live if money were no object?

South of France

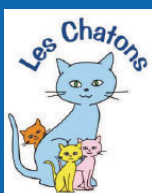
What advice would you give someone visiting your area?

Don't ever drive near Stamford Bridge when a match is on... I hate football as it is.

Natasha Rufus-Isaacs never leaves home without...

My laptop, I'm glued to it...
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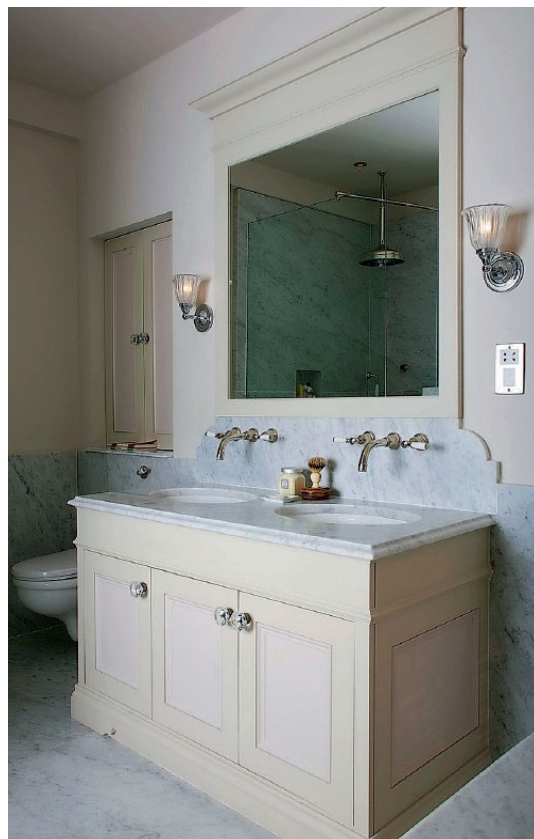


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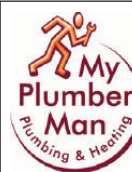
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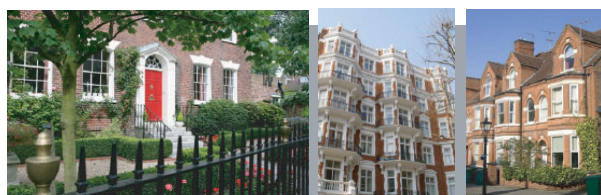
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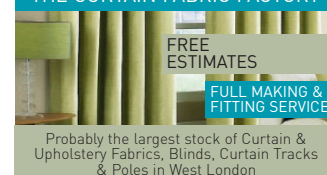
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With spring being the perfect time for a new start, this month I've been exploring some top tips for those selling their property. I've also been in a Valentine mood, falling in love with some of the best three-bedroom homes on the market (so hard to stay true to just one property), as well as digging out the latest London property news.

Karen Tait
Property Editor



Editor's Pick

I do love a home with a history – Barton Street, SW1, originates from around 1722 when the area was developed for the actor Barton Booth (his wife was the mistress of the First Duke of Marlborough, who owned the land in the area...). This house was designed in 1909 by Edwardian architect Horace Field for Walter Runciman, MP. It was then owned by the Church Commissioners and was occupied by the Bishops of London until the current owners bought it in the 1990s, who went on to substantially refurbish it. The impressive eight-bedroom, double-fronted, Grade II listed mansion home is now for sale at £11m (Savills, 020 7730 0822).



Top of the props

New research reveals England's most exclusive addresses

LONDON LEADS IN PROPERTY CHARTS

Research from Lloyds TSB has revealed the most expensive streets in England and Wales, with the top spot being taken by Egerton Crescent, SW3. With an average property value of over \$8 million (in April 2012, a house here sold for \$12m), the crescent is close to the fashionable shops, including Harrods, and restaurants of Knightsbridge as well as iconic London attractions such as the Victoria and Albert Museum.

It's no surprise that the Royal Borough of Kensington and Chelsea is the priciest place to live in the UK. Other exclusive streets in the Borough include Campden Hill Crescent with an average property price of \$4,863,000, Blenheim Crescent (\$4,728,000), Lansdowne Road (\$4,693,000), Drayton Gardens (\$4,428,000) and Eaton Square

(\$4,391,000).

These most sought-after of addresses typically feature period buildings, often surrounding a garden square or situated on an elegant crescent.

Joining central London in the high stakes are streets in south-west London, with Parkside in Merton taking second place in the 'top of the props' charts, with an average house price of \$5,161,000, while Home Park Road close to Wimbledon Common is the sixth most expensive street (\$4,685,000).

"The Royal Borough has been a highly fashionable area to live in for many decades," says Nitesh Patel, economist at Lloyds TSB. "In recent years, its prime location in central London and classical architecture has attracted affluent celebrities and ultra wealthy foreign businessmen, helping to drive up property prices."

Away from the capital, price

hotspots are in the leafy south-east counties of Surrey (Woodlands Road West in Virginia Water, \$3,201,000, and Leys Road in Leatherhead, \$3,018,000), Hertfordshire (The Ridgeway in Radlett, \$2,368,000) and Kent (Phillippines Shaw in Sevenoaks, \$2,250,000).

Outside southern England, Park Lane in Altrincham, south of Manchester, has an average house price of \$2,100,000.

Seaside locations along the south coast also rate highly, especially Dorset, such as Brudenell Avenue in Canford Cliffs (\$1,975,000), Mudeford in Christchurch (\$1,665,000) Panorama Road (\$1,641,000) and Chaddesley Glen both in Sandbanks (\$1,599,000).

"Across most regions, the most expensive streets are typically tightly clustered," adds Patel.

See the full top 20 list opposite.

TOP 20 MOST EXPENSIVE STREETS

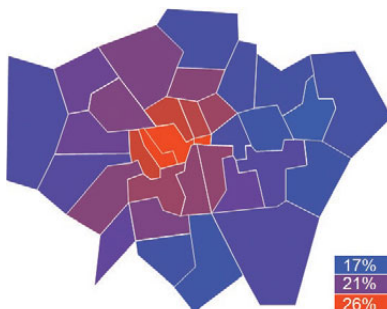
1. Egerton Crescent, SW3, £8,136,000
2. Parkside, SW19, £5,161,000
3. Campden Hill Square, W8, £4,863,000
4. Blenheim Crescent, W11, £4,728,000
5. Lansdowne Rd, W11, £4,693,000
6. Home Park Rd, SW19, £4,685,000
7. Drayton Gardens, SW10, £4,428,000
8. Eaton Square, SW1, £4,391,000
9. Lancaster Gate, W2, £4,369,000
10. Duchess Of Bedfords Walk, W8, £4,215,000
11. Cornwall Gardens, SW7, £4,063,000
12. Cadogan Square, SW1, £3,678,000
13. Cedar Park Gardens, SW19, £3,596,000
14. Abingdon Villas, W8, £3,524,000
15. Bramerton St, SW3, £3,522,000
16. Lansdowne Crescent, W11, £3,519,000
17. Mallord St, SW3, £3,509,000
18. Hampstead Lane, N6, £3,507,000
19. Clifton Hill, NW8, £3,411,000
20. Paultons Square, SW3, £3,408,000

Source: TSB Lloyds

CAPITAL PRICEWATCH

The property values of these exclusive streets above are a long way from the average house price in England and Wales of £161,490. In the last year, prices have been static across many parts of the country, although London has bucked the trend, largely thanks to wealthy overseas buyers looking for a safe haven in which to invest.

Latest figures from the Office for National Statistics reveal that in the 12 months to October 2012, UK house prices increased by 1.5%, driven by rises of 3.4% in London and 3.1% in Yorkshire and The Humber. Excluding London and the south-east, UK house prices increased by 0.8% in the 12 months to October 2012.



INVESTMENT HOTSPOTS

Savills' research department has pinpointed the London districts they believe will offer the greatest potential for capital growth over coming years.

"House price growth over the next five years will continue to be driven by the prime central London markets with spill-out demand driving strong price growth in surrounding boroughs," comments Neal Hudson of Savills. "Fringe boroughs in the east and south-east of London will continue to underperform the London average in a similar pattern to recent house price growth, reflecting the growth of surrounding regions more closely than prime central London.

"The expectation is that the ultra prime hotspots and high spec new developments will continue to set records and possibly exceed the prime central London forecast."

Outperformance is also expected in areas benefiting from regeneration schemes such as Crossrail, Nine Elms, White City and Euston/Kings Cross.

Savills five-year house price forecast

- | | |
|--------------------------|-------|
| 1. Westminster | 25.6% |
| 2. Kensington & Chelsea | 25.6% |
| 3. Hammersmith & Fulham | 23.7% |
| 4. Camden | 23.5% |
| 5. Islington | 23.0% |
| 6. Hackney | 21.9% |
| 7. Wandsworth | 21.9% |
| 8. Southwark | 21.5% |
| 9. Lambeth | 21.4% |
| 10. Haringey | 21.1% |
| 11. Richmond upon Thames | 21.1% |
| 12. Brent | 20.8% |
| 13. Barnet | 20.7% |
| 14. Merton | 20.6% |
| 15. Harrow | 20.2% |
| 16. Ealing | 20.2% |
| 17. Lewisham | 20.0% |
| 18. Kingston upon Thames | 19.8% |
| 19. Greenwich | 19.4% |
| 20. Hounslow | 19.4% |

NEWS IN BRIEF

LONDON IN NUMBERS

Interesting 2012 property statistics from Knight Frank:

- 53% = the rise in value of prime central London property since the market trough in 2009.
- £239 = The capital growth a £1m investment in prime central London residential property made every day in 2012.

WILL HOUSE PRICES RISE?

More people expect house prices to rise than fall over the coming 12 months, according to the latest Halifax Housing Market Confidence tracker. Nearly four in 10 respondents predict the average UK house price will rise over the next year, while less than a fifth of respondents (18%) forecast a decline in prices.

CHARITY CORNER

Strutt & Parker has begun a fundraising initiative in support of Great Ormond Street Hospital Children's Charity. Andy Martin, senior partner at Strutt & Parker, explains that they chose the charity "because of the incredible work the hospital does to help children from all over the UK. Throughout the year we will be holding various events with the aim of raising £100,000 for the Raising the Roof appeal which will ensure the building work on the neuroscience wing can be completed."

The fundraising team at S&P





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Refurbished to a high standard, this duplex apartment offers a discreet home set behind a white stucco-fronted façade, with the benefit of its own private entrance, which is rare in Lowndes Square.

Savills, 020 7581 5234



5 of the best...

Our pick of the finest three-bedroom homes on the market



Close to Hyde Park

Ennismore Mews, Knightsbridge, SW7

£4,650,000

This refurbished mews house with balcony and garage boasts a generous top-floor master bedroom suite. Of particular interest is the impressive plate-glass staircase with atrium above.

WA Ellis, 020 7306 1620





**Contents included
Graham Terrace, SW1W
£4,450,000**

Completely remodelled behind a handsome period façade, this property is within easy walking distance of Sloane Square and Eaton Square. What's more, the price includes the contents of the house.
Douglas & Gordon, 020 7225 1225



**Ten Acre Estate
Limerston St, Chelsea, SW3
£2,650,000**

This three-storey home has been occupied by the present owners for over 30 years and is in good decorative order but could benefit from some updating. It has an elegant drawing room, spacious kitchen/dining room and adaptable bedroom layout.
Knight Frank, 020 7349 4300



**All mod cons
Godfrey St, Chelsea SW3
£3,750,00**

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John D Wood, 020 7352 1484



Get it right first time

Spring is a great time for fresh starts, so here are some top tips for sellers to ensure your property moves quickly and at the right price

Unlike most of the UK, many London homes have been attracting record offers. But even in the capital, some properties stay on the market for longer than expected or don't achieve their full potential in terms of price. Homes that are not well presented and correctly priced will take longer to sell than they should.

According to Hometrack, London properties take an average of six weeks to find a buyer, but follow these sensible tips and your property could sell much faster.

First impressions count

As soon as you decide to sell, it makes sense to 'audit' your house on its salesworthiness. Try to look at it with a stranger's eyes – you might be surprised. Start with kerb appeal, as that's the first thing potential buyers will notice. Tidy any garden areas and ensure the windows and front door are clean – ideally freshly painted. Then move your attention inside.

"Stand in the doorway of every room and imagine what the buyers are seeing for the first time," advises Laura Dam Villena of Knight Frank. "What's the first thing you see? Is it obvious

what the room is used for? Look at the layout of your furniture, is there too much or too little? Does each room have the 'wow' factor?"

Nick Crayson of Craysons points out that "people make up their minds about a property within a few seconds of walking in, and much of this perception is subconscious. The feel of a property is all to do with proportions, space, light and aspect. People don't think, 'I love this room because it's got a triple aspect with big windows facing south, east and west, a lovely view over trees, and filtered light falling into the room from roof lights'. They think, 'What a fabulous light room'.

"If you have a good view, or windows that let in light, then allow them to work their own magic. Keep window dressing to a minimum, don't block out any available light and don't clutter window ledges – let every available inch of glass do what it's meant to do, let the outside in."

De-clutter and DIY

A cluttered property will not show itself in its best light, so remove any excess furniture and ornaments, and

ensure everywhere is tidy and clean – and not just for the first viewing! It often helps to de-personalise a space too, as buyers often find it easier to imagine their own belongings in a more neutral setting.

It is also crucial to get on top of any maintenance issues; they may not be major but they can give an impression of an unloved and scruffy home.

"It is always important to de-clutter, demonstrating as much square footage as possible," says Alex Howard Baker of Savills.

He adds that buyers should feel that "the property has been well maintained, even if there are further refurbishment or development opportunities".

George Franks of Douglas & Gordon says that they "always suggest to homeowners trying to add value and sell their home that they consider replacing tired carpets, giving the property a new lick of paint internally or externally as well as ensuring the drive and garden is well maintained.

"These are reasonably cheap and easy tasks but can change the whole feel and first impressions of a home. Kitchens and bathrooms also sell

Stand in the doorway of every room and imagine what the buyers are seeing for the first time

Good presentation is essential, as demonstrated by these immaculate properties – this penthouse (left) in Queens Gardens, Bayswater, is priced at £1,900,000 (Knight Frank, 020 7871 5060), while the two-bedroom apartment (right) in De Vere Gardens, Kensington, is £3,750,000 (Savills, 020 7535 3300)



houses but vendors need to weigh up the total cost of replacing these against the value it can add.”

The price is right

Pricing your property correctly is, of course, a key part of the process. How quickly you want to sell will influence this; are you willing to let your property go at a lower price for a quick sale or do you want to hold out longer for a better price.

Good estate agents deal day in, day out with properties in their area and will be able to accurately value your home. It is advisable to seek valuations from more than one agent – you might also find you gel better with one particular agent, or prefer the marketing options offered by one over the other.

It can be difficult to accept valuations that are lower than you expected, so ask your agent why they came to that conclusion. It may be that you've seen similar properties advertised at a higher price, but the agent knows the actual price they achieved was somewhat lower.

Perfect timing

Spring has always been a good time to sell – people are ready for a new start and properties look so much better once the worst of the winter is over. Don't leave it too late though.

“At Savills we advocate preparing to launch your property on to the market early in the year, anticipating the build up to the spring market,” advises Alex

Howard Baker. “While seasonality is no longer as important as it once was, it is still the case that early birds seem to catch the best of the market. That said, we had a very busy end of year, which is encouraging in terms of the outlook for 2013.”

While your home may look its best in summer, bear in mind that a lot of people are away on holiday, although families are often keen to move before the start of the school year. Autumn can be busy too, with buyers wanting to enjoy Christmas in their new home.

Know your market

Apart from the general advice on ensuring your home is clean and tidy, how you present your property may also depend on the market you're aiming at.

If it is a family home, make the most of communal living areas, bedrooms and child-friendly gardens. In properties that would appeal to young professionals, perhaps emphasise areas that are ideal for entertaining, or rooms that would work as a study as well as a bedroom.

Although well presented properties tend to sell well, some buyers are looking for a project to modernise or restore. So how you present and price your home will also depend on who you are aiming it at.

“Properties tend to fall into three categories,” explains George Franks, “those finished to a high standard where you can move straight in, wrecks which can be created into a

buyer's ideal home, and 'middle of the road' homes which sit between the two. These can take longer to sell as they are not quite a wreck and buyers find it hard to imagine themselves moving into the space. Plus it is often where vendors make the biggest mistakes by spending unnecessary money in the hope of adding value.

“If you are doing any work to a property to secure a sale, make sure you go for a finish that will appeal to a wide audience.”

Trust your agent

As well as listening to your agent on the subject of price, it may be best to leave the viewings to them – this will allow buyers to ask pertinent questions which they might feel embarrassed discussing with the owner. Plus it is all too easy to feel offended by a stranger poking around your home criticising your taste in décor!

“Try to make yourself scarce while viewings are taking place,” says Laura Dam Villena. “The agents know their job better than you do; they know what a buyer wants to hear and what they don't.”

“Make sure all the information the agent needs is given before they market the property, i.e. service charges, ground rent, parking, council tax etc, and that there are no hidden surprises that may jeopardise a sale in the future. Last of all, trust your agent – selling property is what they do best.” }

Chelsea	Sales 020 7225 3866	Lettings 020 7589 9966
Fulham	Sales 020 7731 7100	Lettings 020 7731 7100
Kensington	Sales 020 7938 3666	Lettings 020 7938 3666
Knightsbridge	Sales 020 7235 9959	Lettings 020 7235 9959
Notting Hill	Sales 020 7221 1111	Lettings 020 7221 1111
West Chelsea	Sales 020 7373 1010	Lettings 020 7373 1010

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**STRUTT
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Montpelier Hall | Knightsbridge | SW7

3,705 sq ft (344.1 sq m)

A truly spectacular first floor apartment in this boutique development behind a glorious Queen Anne style façade in the heart of Knightsbridge.

Drawing room | Dining room | Breakfast room | Kitchen | Four bedrooms | Four bathrooms | Cloakroom | Utility room | Terrace | Underground parking | EPC Rating C

£9,500 per week Furnished

Knightsbridge Lettings 020 7235 9959



Scan this QR code with your camera phone to read more about this property. Free QR code readers are available for download from our website at struttandparker.com/qrcode



Redburn Street, Chelsea SW3
£1,850,000

What: A well proportioned south-facing flat in a quiet residential street running off Tedworth Square.

Wow factor: Has the rare benefit of its own street entrance, plus a roof terrace and access to the gardens at Burton Court.

Extras: First floor drawing room, kitchen/breakfast room, two bedrooms, large bathroom, cloakroom.

Strutt & Parker, 020 7225 3866

Central perks

Strutt & Parker presents four delightful properties in the heart of Chelsea and Knightsbridge

Shawfield Street, Chelsea, SW3
£4,000,000

What: An extremely well presented four bedroom house.

Wow factor: 2,473 sq ft with flexible living space, this property boasts a south and west dual aspect and 33' decked roof terrace.

Extras: Large sitting/family room, kitchen/breakfast room, master bedroom with en suite bathroom, 3 further bedrooms, 2 further bathrooms, drawing room, laundry area, guest cloakroom, small courtyard.

Strutt & Parker, 020 7225 3866



Draycot Avenue, Chelsea, SW3
£2,975,000

What: A meticulously refurbished three bedroom apartment in the heart of Chelsea.

Wow factor: Boasts a roof terrace and balcony with attractive rooftop views.

Extras: Private entrance, reception room, dining room, kitchen, master bedroom with en suite bathroom and dressing room, three further bedrooms, bathroom, utility room.

Strutt & Parker, 020 7225 3866



Sloane Gate Mansions, Knightsbridge, SW1
£1,395pw

What: An immaculately presented flat located on a quiet residential street. **Wow factor:** Enjoys west facing views with lots of natural light and is only minutes away from Sloane Square.

Extras: Reception room, kitchen, master bedroom with en suite shower room, double bedroom, bathroom, lift, Porter.

Strutt & Parker, 020 7235 9959

Chelsea
 Fulham & Parsons Green
 Kensington & Holland Park
 Knightsbridge, Belgravia & Mayfair
 Notting Hill & Bayswater
 West Chelsea & South Kensington

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 Sales 020 7235 9959
 Sales 020 7221 1111
 Sales 020 7373 1010

Lettings 020 7589 9966
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struttandparker.com



Drayton Gardens | Chelsea | SW10

3,403 sq ft (316.1 sq m)

Set back from the road, this substantial house is situated on the preferred western terrace of one of Chelsea's most sought after residential streets.

Entrance hall | Three reception rooms | Kitchen/breakfast room | Conservatory |
 Four bedrooms | Four bath/shower rooms | Dressing room | Two cloakrooms |
 Utility room | West-facing garden | Double garage | EPC rating C

Asking price £6,250,000 Freehold

West Chelsea Sales 020 7373 1010



Swift Street | Fulham | SW6

3,584 sq ft (333 sq m)

An utterly fabulous double fronted, seven bedroom house close to Parsons Green.

Entrance hall | Drawing room | Sitting room | Media room | Dining room |
 Kitchen/breakfast room | Seven bedrooms (two en suite) | Two further
 bath/shower rooms | Cloakroom | Garden | EPC rating D

Asking price £3,500,000 Freehold

Fulham Sales 020 7731 7100



Fulham Road | Chelsea | SW10

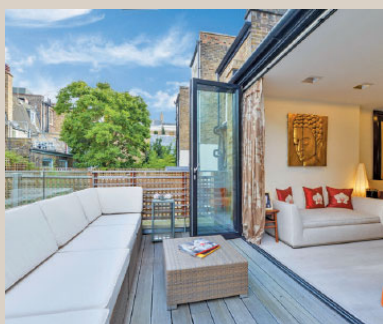
2,745 sq ft (255 sq m)

A substantial family house set back from the road with off-street parking to the front and a superb south-east facing 42ft garden to the rear.

Entrance hall | Double drawing room | Kitchen/dining room | Conservatory | Six bedrooms | Four bath/shower rooms | Two cloakrooms | Utility room | Garden | Two off-street parking spaces | EPC rating C

Asking price £3,650,000 Freehold

West Chelsea Sales 020 7373 1010 JSA: Savills 020 7578 9000



Cadogan Street | Chelsea | SW3

2,054 sq ft (190.8 sq m)

This fantastic house has undergone an extensive renovation and now offers all the modern comforts set behind a period façade on this popular Chelsea street.

Double reception room | Kitchen/breakfast room | Playroom | Master bedroom with en suite bathroom | Three further bedrooms with en suites | Study area | Guest cloakroom | Storage | Terrace | Garden | EPC rating D

Asking price £3,950,000 Freehold

Chelsea Sales 020 7225 3866 JSA: Savills 020 7581 5234



Chelsea
 Fulham & Parsons Green
 Kensington & Holland Park
 Knightsbridge, Belgravia & Mayfair
 Notting Hill & Bayswater
 West Chelsea & South Kensington

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 Sales 020 7731 7100
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Cadogan Court Gardens | Knightsbridge | SW1

1,017 sq ft (94.5 sq m)

This two double bedroom flat is situated on the third floor of a well-run period mansion building and offers a large reception room with balcony, eat-in kitchen and a share of the freehold.

Entrance hall | Reception room | Kitchen | Master bedroom | Bedroom | Bathroom | Utility room | Guest WC | Studio room | Roof terrace | EPC rating D

Asking price £1,495,000 Share of Freehold

Knightsbridge Sales 020 7235 9959



Cadogan Square | Chelsea | SW1

1,472 sq ft (136.7 sq m)

A superb three bedroom top floor maisonette with a charming decked roof and attractive views over the gardens of Cadogan Square.

Entrance hall | Double reception room | Kitchen | Master bedroom with dressing room | Two further bedrooms | Two bathrooms | Lift (to second floor) accessed from adjacent building | Decked roof | EPC rating D

Asking price £4,250,000 Share of Freehold / £2,500 per week Unfurnished

Chelsea Lettings 020 7589 9959



Stanhope Mews West | South Kensington | SW7

625 sq ft (58.1 sq m)

A superb one bedroom flat that has been subject to a refurbishment program in 2012. The property boasts oak floors to the reception room and has an abundance of natural light.

Entrance hall | Reception room | Kitchen | Bedroom with en suite bathroom | Cloakroom | Good storage throughout | EPC rating C

Asking price £695,000 Leasehold

West Chelsea Sales 020 7373 1010



Palace Court | Bayswater | W2

1,068 sq ft (99.3 sq m)

A stunning two bedroom apartment in this very sought after mansion block moments from Hyde Park and the amenities of Notting Hill.

Reception room | Kitchen | Two bedrooms | Two bathrooms | Porter | Off-street parking | EPC rating C

£1,250 per week Furnished

Notting Hill 020 7221 1111

Chelsea
 Fulham & Parsons Green
 Kensington & Holland Park
 Knightsbridge, Belgravia & Mayfair
 Notting Hill & Bayswater
 West Chelsea & South Kensington

Sales 020 7225 3866
 Sales 020 7731 7100
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Ladbroke Walk | Notting Hill | W11

1,324 sq ft (132 sq m)

This charming mews house, situated on a quiet cobbled mews, offers good family accommodation with the added benefit of a large south-facing paved garden, a terrace and private garage.

Reception room | Kitchen | Three bedrooms | Three bathrooms | Cloakroom | Laundry room | Terrace | Garden | EPC rating D

£1,200 per week Unfurnished

Notting Hill Lettings 020 7221 1111



Portland Road | Notting Hill | W11

2,632 sq ft (244.8 sq m)

A superb four bedroom family house located on this prime residential street in Holland Park.

Three reception rooms | Kitchen | Master bedroom with en suite bathroom | Three further bedrooms | Two further bathrooms | Playroom | Garden | EPC rating D

£3,000 per week Unfurnished

Notting Hill Lettings 020 7221 1111



Fulton Mews | Bayswater | W2

2,129 sq ft (197.8 sq m)

A beautifully presented four bedroom house with off-street parking and a stunning roof terrace, situated in this attractive mews, close to the park.

Entrance hall | Drawing room | Kitchen/dining room | Three bedrooms | Study/bedroom four | Five bath/shower rooms | Off-street parking | Roof terrace | EPC rating D

Asking price £3,300,000 Freehold

Notting Hill Sales 020 7221 1111



Redburn Street | Chelsea | SW3

2,224 sq ft (207 sq m)

This superb house has bright well laid-out accommodation and is presented in immaculate condition.

Kitchen | Dining room | First floor reception and study | Master bedroom with en suite | Three further double bedrooms | Bathroom | Shower room | Cloakroom | Roof terrace | Garden | EPC rating E

£2,950 per week Unfurnished

Chelsea Lettings 020 7589 9966

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Dilke Street, Chelsea, SW3

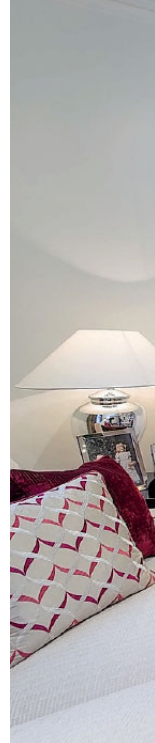
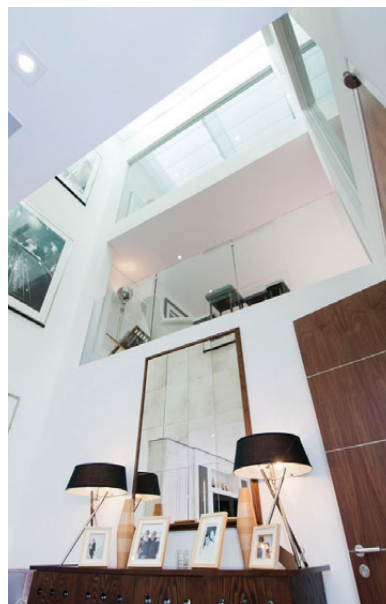
£4,350,000

What: A beautifully presented, newly refurbished, three bedroom house facing up Paradise Walk.

Wow factor: Benefits from a triple storey central atrium under a glass roof and has a home cinema.

Extras: First floor reception room, kitchen/breakfast room, two double bedrooms, one further bedroom, three bathrooms (en suite), storage room/wine cellar, plant room, integral garage, patio with water feature.

*Daniel Corbett & Co
JSA with Russell Simpson,
020 7225 1500*



Canning Place Mews, Kensington, W8

£2,500,000

What: Nestled between Kensington Gardens and Palace, this attractive house is set in the charming courtyard development of Canning Place Mews.

Wow factor: Set over three floors, the house was rebuilt in the early 1980s and features a full width balcony plus a garage.

Extras: Master suite and top floor suite (originally two bedrooms), open plan kitchen/diner, drawing room, cloakroom. Close to both the Gloucester Road and High Street Kensington.

Rickman Properties, 020 7937 9777





Limerston Street,
Chelsea, SW10

£3,250,000

What: A well presented three bedroom house in the highly desirable Ten Acre Estate of Chelsea.

Wow factor: Hugely light and spacious throughout, the house offers excellent entertaining space, including a secluded patio garden.

Extras: Master bedroom with en suite bathroom, two further bedrooms, shower room, reception room, dining/family room, kitchen, utility room, study area, terrace. Located within walking distance of the King's Road.

Knight Frank, 020 7349 4300

Point West,
South Kensington, SW7

£780,000

What: Modern one bedroom flat in the heart of South Kensington.

Wow factor: Situated on the seventh floor, the reception room features a balcony with extensive views towards The Royal Albert Hall & Memorial.

Extras: Kitchen and bathroom, on site gym with swimming pool (membership required) together with 24 hr security, video entry phone and lifts.

Rickman Properties, 020 7937 9777



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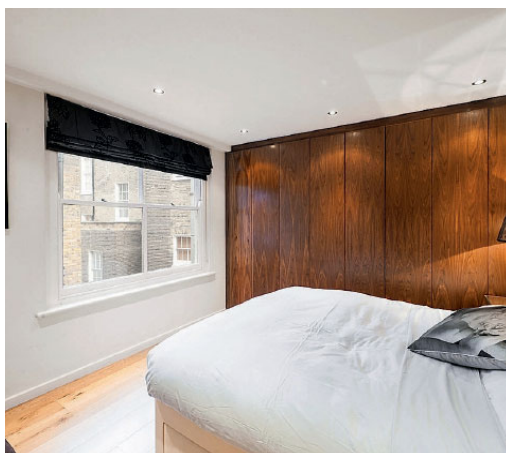


FIRST STREET, SW3

Chelsea family home

£1,250 per week unfurnished

Double Reception Room | Dining Room | Fitted Kitchen | 3 Double Bedrooms | Ensuite Bathroom
Shower Room | Patio Garden | EPC Rating D



MANSON PLACE, SW7

Spectacular first floor flat

£1,550,000 Share of Freehold

Entrance Hall | Reception Room | Fitted Kitchen | Master Bedroom with Ensuite Shower Room
Bedroom 2 | Bathroom | Balcony | Lift | EPC Rating D

property

Top dollar

Westbourne Grove,
Notting Hill, W2
£2,950,000

What: A spacious three double bedroom maisonette in Notting Hill.

Wow Factor: The property offers excellent entertaining space, a fabulous roof terrace and comes with secure, underground parking.

Extras: Entrance hall, reception room, study area, kitchen/breakfast room, master bedroom suite, two further bedrooms, shower room, guest cloakroom, roof terrace, underground parking, 2,177 sq ft. Savills, 020 7727 5750

Savills presents ten exquisite properties in desirable central locations



Fulham Road, Chelsea, SW10
£3,650,000

What: A substantial family house with off-street parking to the front and a superb south-east facing 42 ft garden to the rear.

Wow Factor: A spacious kitchen/dining room which opens onto the garden.

Extras: Entrance hall, drawing room, kitchen/dining room, conservatory, master bedroom with en suite bathroom, five further bedrooms (one with en suite bathroom), family bathroom, shower room, two cloakrooms, utility room, garden, two off-street parking spaces.

Savills, 020 7578 9000



Bailey House, SW10
£8,950,000

What: A wonderfully elegant penthouse apartment, 3,900 sq ft, benefitting from spectacular views and extensive terracing.

Wow Factor: King's Chelsea is a highly sought-after gated development set within seven acres of landscaped gardens. It boasts 24 hour security and concierge, a swimming pool, gym and spa complex and a tennis court, plus two parking spaces.

Extras: Entrance hall, double drawing room, sitting room, kitchen/breakfast room, utility room, master bedroom with dressing room and bathroom, two further double bedroom suites, bedroom four/study, guest cloakroom, mezzanine study.

Savills, 020 7581 5234

Hereford House, W1K
£7,250,000

What: A newly refurbished lateral flat of approximately 2,518 sq ft on the second floor of this popular building overlooking North Row.

Wow Factor: The apartment benefits from an open plan reception space, air cooling and lutron lighting.

Extras: Entrance hall, double reception room, open plan kitchen, three en suite bedrooms, study/fourth bedroom, shower room.

Savills, 020 7578 5100



The Vale, Chelsea, SW3
£16,000,000

What: A stunning family house.

Wow Factor: Looking down Mulberry Walk, this beautiful house has an extended basement which links to a standalone conservatory.

Extras: Dining room, family room, drawing room, study, media room, gym, conservatory, kitchen/breakfast room, master bedroom with en suite dressing room and bathroom, four further bedroom suites, patio garden.

Savills, 020 7581 5234.





Montpelier Square, SW7

£14,500,000

What: A stunning Knightsbridge townhouse, fully refurbished.

Wow Factor: Located in a quiet terrace on this sought after garden square enjoying southerly views on to beautiful gardens.

Extras: Six bedrooms, drawing room, dining room, breakfast room, family room, conservatory, atrium, three en-suite bath/shower rooms, family bathroom.

Savills, 020 7581 5234



The Knightsbridge, Knightsbridge, SW7

£5,000,000

What: A beautifully presented two bedroom apartment overlooking The Knightsbridge.

Wow Factor: Residents of this prestigious building have full access to 24 hour concierge and security, swimming pool and spa complex, fully equipped gymnasium, a business suite and secure underground parking.

Extras: Entrance hall, drawing room, kitchen, master bedroom with en suite bath and shower room, guest bedroom with en suite shower room, two balconies.

Savills, 020 7581 5234

Holland Park, W11

£12,000,000

What: A breathtaking five bedroom apartment within a spectacular Grade II listed, white stucco, double fronted Italianate villa, on one of London's most prestigious streets.

Wow Factor: This 5,128 sq ft property has been beautifully refurbished and includes detailed cornicing and large sash windows.

Extras: Double reception room, dining room, kitchen/breakfast room, master bedroom with dressing room and en suite bathroom, three further bedroom suites, study, media/entertainment room, gymnasium with shower and sauna, three balconies, landscaped 49' wide garden.

Savills, 020 7535 2979



Hyde Park Gate, SW7

£1,975,000

What: A beautifully refurbished three bedroom apartment, approximately 1,582 sq ft.

Wow Factor: There is a wonderful and well designed spacious reception and dining room providing excellent entertaining space. The building is portered and in an exclusive private road adjacent to Kensington Gardens and Hyde Park.

Extras: Entrance hall, reception/dining room, kitchen, master bedroom with en suite bathroom, two further bedrooms, two shower rooms, patio.

Savills, 020 7535 3300



Pelham Crescent, London, SW7

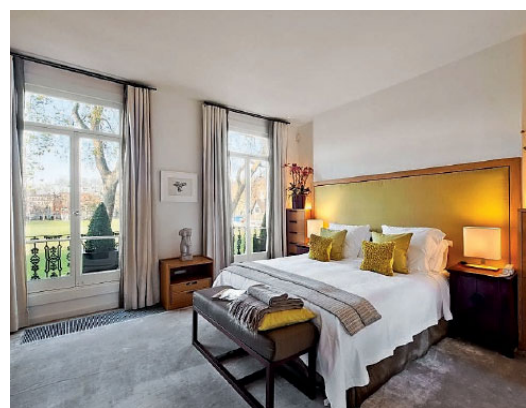
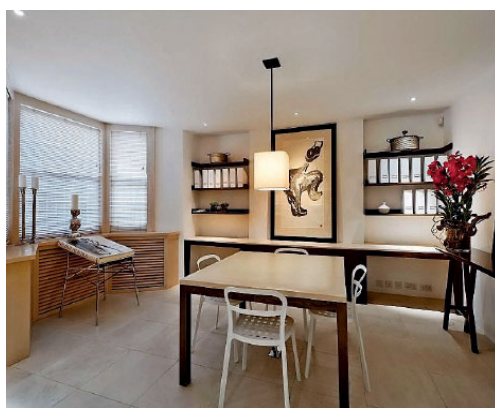
£6,650,000

What: This is an impressive Grade II* listed family house, situated in one of the best positions on the western side of the Crescent.

Wow Factor: The house provides excellent accommodation with a grand first floor drawing room, with leafy views across the privately owned Crescent Garden. There is a spacious kitchen breakfast room, master bedroom with dressing room and en suite bathroom, three further bedrooms and bathroom on the top floor.

Extras: Drawing room, dining room, kitchen/breakfast room, study, master bedroom, dressing room, en suite bathroom, two double bedrooms, one single bedroom/dressing room, family bathroom, cloakroom, staff kitchen/living room, staff bedroom, staff bathroom, garden and garage.

Savills, 020 7730 0822



A SUPERBLY REFURBISHED HOUSE WITH VIEWS OVER VINCENT SQUARE WESTMINSTER, SW1

- 4 reception rooms ♦ kitchen/breakfast room
- ♦ 4 bedrooms (2 en suite) ♦ further bathroom
- ♦ guest cloakroom ♦ patio ♦ roof terrace
- ♦ 227 sq m (2,448 sq ft) ♦ EPC=D



Savills Sloane Street
Charles Holbrook
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020 7730 0822

Savills Knightsbridge
Matthew Morton-Smith
mmsmith@savills.com
020 7581 5234

Guide £3.25 million Freehold



A SUBSTANTIAL GRADE II LISTED MANSION WESTMINSTER, SW1

- 7 reception rooms ♦ kitchen/breakfast room
- ♦ 2 studies ♦ 8 bedrooms ♦ 9 bath/shower rooms
- ♦ indoor swimming pool ♦ domestic offices
- ♦ passenger lift ♦ terraces ♦ 922 sq m (9,928 sq ft)
- ♦ EPC=E



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Savills Knightsbridge
Barbara Allen
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020 7581 5234

Guide £11 million Freehold



TOWNHOUSE WITH INTEGRAL GARAGE AND SOUTH-FACING GARDEN RANELAGH GROVE, SW1

Drawing room ♦ kitchen/breakfast room
♦ 3 bedrooms ♦ bathroom ♦ shower room
♦ guest cloakroom ♦ terrace ♦ garden ♦ garage
♦ 169 sq m (1,824 sq ft) ♦ EPC=D



Savills Sloane Street
Charles Holbrook
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020 7730 0822

Savills Knightsbridge
William Duckworth-Chad
wdchad@savills.com
020 7581 5234

Price on application Leasehold, approximately 48 years remaining



A CHARMING LOW BUILT HOUSE NEAR CHELSEA GREEN SPRIMONT PLACE, SW3

Entrance hall ♦ reception room ♦ kitchen ♦ master bedroom with en suite shower room ♦ 2nd bedroom ♦ bathroom ♦ guest cloakroom
♦ 96 sq m (1,034 sq ft) ♦ EPC = D



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Savills Sloane Street
Charles Holbrook
cholbrook@savills.com
020 7730 0822

Price on application Freehold



A REFURBISHED HOUSE IN SOUGHT-AFTER SECURE PRIVATE MEWS ROLAND WAY, SW3

First floor drawing room ♦ open plan kitchen/
reception room ♦ master bedroom suite ♦ 2nd
bedroom with separate shower room ♦ gym/cinema
with shower room ♦ roof terrace ♦ parking
♦ 191 sq m (2,055 sq ft) ♦ EPC=C



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Savills Chelsea
Henry Reid
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020 7578 9000

Price on application Freehold



A CHARMING MEWS HOUSE IN PRIME BELGRAVIA LOWNDES CLOSE, SW1

Drawing room ♦ dining room ♦ library ♦ kitchen
♦ master bedroom suite ♦ 3 further bedrooms (2 en suite) ♦ further shower room ♦ garage
♦ 224 sq m (2,408 sq ft) ♦ EPC=E



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Michael Berman & Co
Martin Berg
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020 8346 5100

Guide £4.5 million Freehold



BELGRAVIA MEWS HOUSE IN QUIET, PRIVATE LOCATION ECCLESTON MEWS, SW1

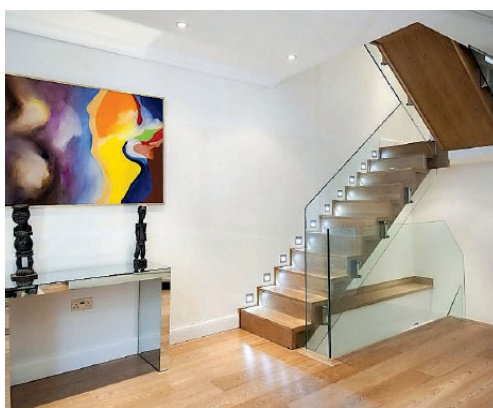
Reception room ♦ kitchen ♦ master bedroom suite
♦ 2 further bedrooms (1 en suite) ♦ further shower
room ♦ utility room ♦ balcony
♦ 140 sq m (1,503 sq ft) ♦ EPC=E



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Martin Berg
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020 8346 5100

Guide £2.55 million Freehold



RECENTLY REFURBISHED HOUSE IN CENTRAL CHELSEA CHELSEA, SW3

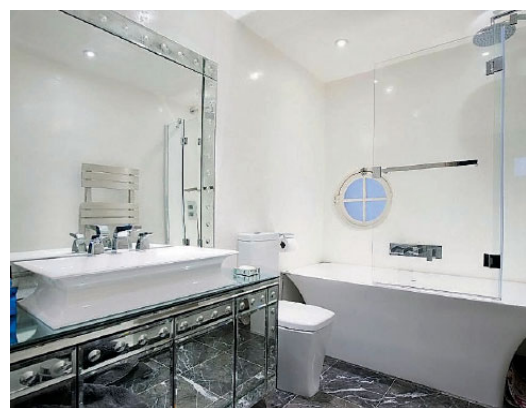
Reception room ♦ kitchen/breakfast room
♦ 4 bedrooms (2 en suite) ♦ further bathroom
♦ study/bedroom 5 ♦ media room ♦ utility room
♦ guest cloakroom ♦ roof terrace ♦ paved garden
♦ 187 sq m (2,016 sq ft) ♦ EPC=D



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Ashdown Marks
Christopher Colville
christopher@ashdownmarks.co.uk
020 7589 3353

Guide £3.875 million Freehold



GROUND FLOOR FLAT WITH PRIVATE FRONT DOOR AND HIGH CEILINGS EATON TERRACE, SW1

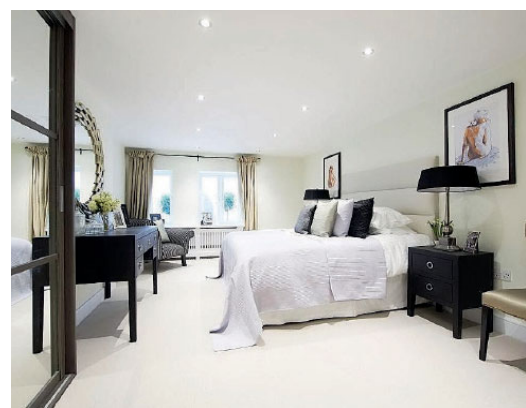
Entrance hall ♦ reception room ♦ kitchen ♦ master bedroom suite ♦ 2nd bedroom suite ♦ guest cloakroom ♦ utility room ♦ 116 sq m (1,244 sq ft)
♦ EPC=D



Savills Sloane Street
Christian Warman
cgwarman@savills.com
020 7730 0822

Savills Knightsbridge
Katie Rumbellow
krumbellow@savills.com
020 7581 5234

Guide £1.995 million Leasehold, approximately 123 years remaining



BEAUTIFUL APARTMENT WITH PORTER AND PARKING ON A PRIVATE ROAD HYDE PARK GATE, SW7

Entrance hall ♦ reception/dining room ♦ kitchen ♦ master bedroom suite ♦ guest bedroom suite ♦ 3rd bedroom ♦ further shower room ♦ patio ♦ porter ♦ non-reserved parking ♦ 147 sq m (1,582 sq ft) ♦ EPC=C



Savills Kensington
Thomas Holcroft
tholcroft@savills.com
020 7535 3300

Guide £1.975 million Leasehold, approximately 95 years remaining plus Share of Freehold



WELL PRESENTED FIRST FLOOR BELGRAVIA APARTMENT CHESTER SQUARE MEWS, SW1

Reception room ♦ kitchen ♦ bedroom ♦ bathroom
♦ 50 sq m (534 sq ft) ♦ EPC=C



Savills Sloane Street
Tom Wilson
twilson@savills.com
020 7730 0822

Savills Knightsbridge
Katie Rumbellow
krumbellow@savills.com
020 7581 5234

Guide £850,000 Leasehold, approximately 125 years remaining



**Scarsdale Villas,
Kensington, W8**

£650 per week - Furnished

A newly refurbished 2 bedroom, 2nd floor flat, neutrally decorated and available immediately for a long let. Situated on the corner of Allen Street, the flat is light and peaceful yet within easy walking distance of Kensington High Street.



**Tedworth Square,
Chelsea, SW3**

£1,400 per week - Unfurnished

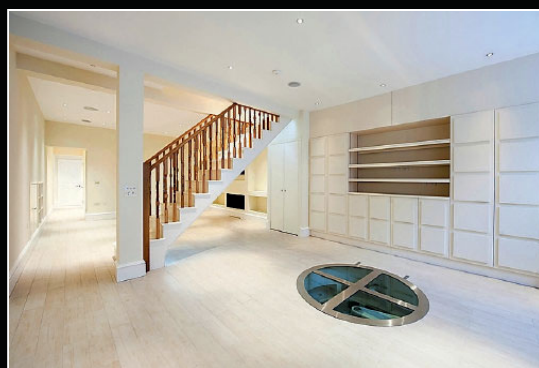
Located in a quiet garden square close to the King's Road, this contemporary raised ground floor flat comprises 3 double bedrooms and offers a stunning open-plan kitchen, dining, and reception room. 1 parking space included.



**Iverna Gardens,
Kensington, W8**

£1,700 per week - Unfurnished

An immaculate newly refurbished three bedroom flat [third floor with lift] in a desirable location, just a short walk from High Street Kensington. 1,800 sq/ft.



**Perrymead Street,
Fulham, SW6**

£2,950 per week - Unfurnished

A substantial 5 bedroom, newly refurbished, family home situated on the sought-after Peterborough Estate in Parsons Green. 3,611 sq/ft.

To find out more about these properties and other opportunities please contact Dominic Leivers on 020 7591 0288 | info@londonland.co.uk



Alexander Square, Knightsbridge SW3

Guide price £8,950,000

Presented by Knight Frank Knightsbridge

020 7591 8600

www.knightfrank.co.uk/knightsbridge

knightsbridge@knightfrank.com



**Knight
Frank**

Pont Street, Knightsbridge SW1
£5,750,000 Share of Freehold

What: Exceptional two bed apartment in prime Knightsbridge location

Wow factor: Grand hallway, elegant drawing room with French doors leading to a south facing balcony, the property has been reconfigured and refurbished to a high international standard throughout.

Extras: Two large double bedrooms with air cooling, elegant en suite bathroom to master bedroom, bespoke Smallbone kitchen, lift, underfloor heating.

Knight Frank Sales, 020 7591 8601

Sound knowledge

Sales and Lettings advice from
 Knight Frank, Knightsbridge



Wellington Square, SW3

£5,500 per week unfurnished

What: Beautiful family house overlooking Garden Square

Wow factor: The house is unusually deep and has an integral garage.

Extras: Five bedrooms, four bathrooms, five reception rooms, Kitchen, cloakroom and roof terrace. Approximately 413 sq m (4,446 sq ft)
Knight Frank Lettings, 020 7591 8601

Market Comment

Juliet Hill, Knight Frank Lettings

The key to successful lettings moving forward into 2013 is going to be well priced properties which are presented in immaculate decorative order. The New Year has started on an encouraging note in terms of applicant levels but with new instructions up by 20% over 2012 it has become a very competitive market for landlords. We believe that 'affordability' is likely to remain a central issue for tenants over the next year. Activity in the prime lettings market has remained buoyant and 41% of the properties let by the Knightsbridge office this year were tenancies with rents of over £1,500 per week. Unsurprisingly the £1,000- £2,000 per week price bracket is the slightly weaker sector, mainly due to the lack of new recruitment in the financial sector.



Market Comment

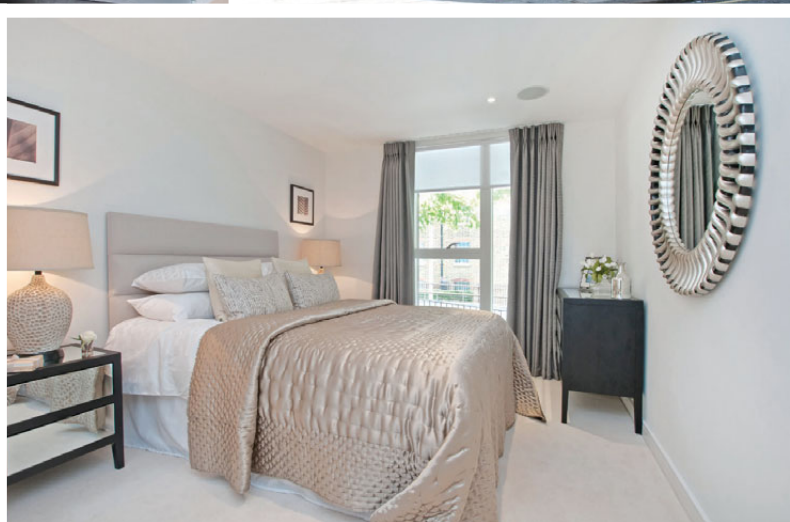
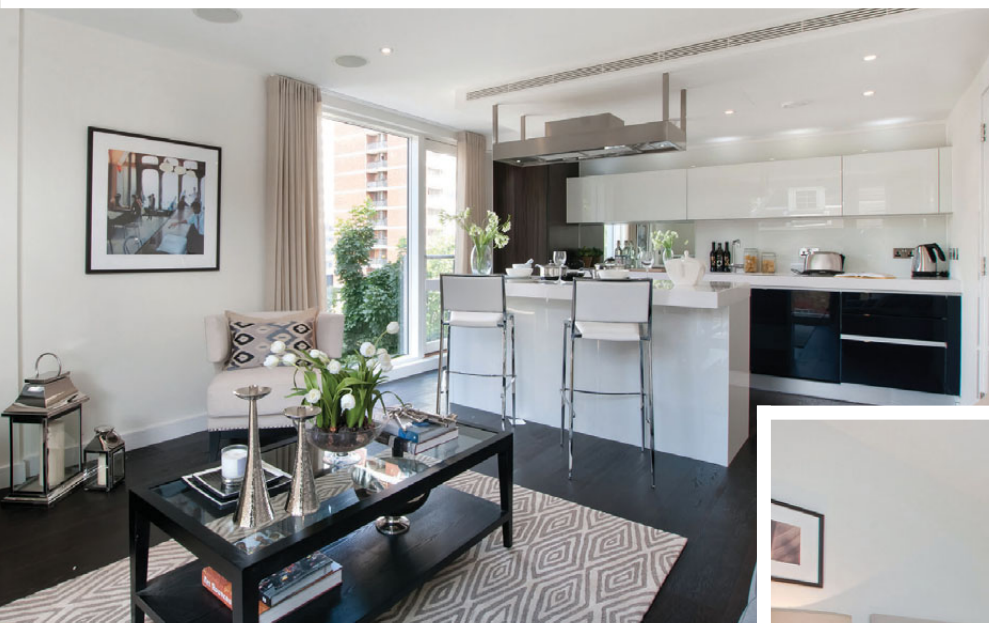
Rupert des Forges, Knight Frank Sales

The Knightsbridge market in 2012 finished in good health with the Knight Frank team transacting a record number of sales in December for some five years. This was the direct result of much



pent up demand that had been on hold in anticipation of clarity from the Government on their treatment of non-natural entities and the potential increases in stamp duty. The market has taken these changes on the chin and, although transactional costs have increased significantly, Knightsbridge will continue to remain a compelling destination for home buyers and overseas investors alike.

MOORE CHELSEA



SELECTION OF CONTEMPORARY STUDIOS, 1, 2 & 3
BEDROOM APARTMENTS TO RENT

RENTS FROM £375 PER WEEK TO £1695 PER WEEK
EPC RATINGS: STUDIO = B AND C, 1 BED = B, 2 BEDS = B, 3 BEDS = B

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Riverside
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Knight Frank

Savills Sloane Street

savills.co.uk
020 7730 0822

www.moorehousechelsea.co.uk

GLEBE PLACE, CHELSEA SW3

Refurbished house with exceptional garden



TERMS

Tenure - Freehold

Guide Price - £8,500,000



This incredible house has been completely remodelled by an internationally renowned designer who has created a thoroughly modern interpretation of a traditional London townhouse. Master bedroom with dressing area and bathroom en suite, 3 further bedroom en suites, drawing room, kitchen/dining room, library, study area, entrance hall, utility room, cloakroom, conservatory, terrace, garden. EPC rating E. Approximately 301 sq m (3,250 sq ft).



Chelsea
020 3641 5901
[KnightFrank.co.uk](https://www.knightfrank.co.uk)



Campden Hill Gate, Kensington W8

Lateral apartment in secure portered building

Beautifully presented three bedroom apartment situated on the fourth floor of this prestigious building in the heart of Kensington. Benefits from a porter, parking and communal gardens. 3 bedrooms, 3 bathrooms, reception room/dining area, eat-in kitchen, lift. EPC rating D. Approximately 168 sq m (1,809 sq ft)

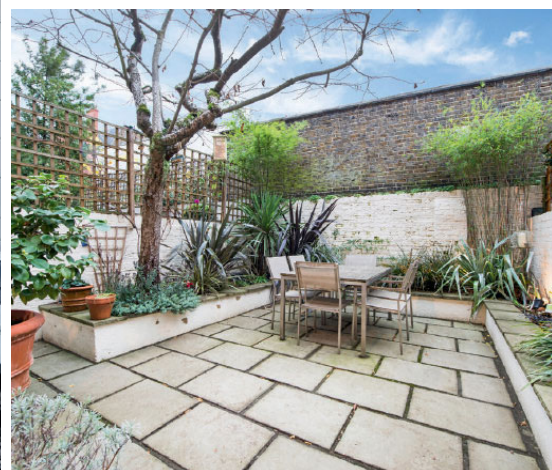
Share of freehold

Guide price: £3,850,000

(KEN120279)

[KnightFrank.co.uk/Kensington](https://www.knightfrank.co.uk/Kensington)
kens@knightfrank.com
020 7938 4311





Limerston Street, Chelsea SW10

Stunning three bedroom house with patio garden

This house is extremely light and spacious with excellent entertaining space as well as fantastic views. Master bedroom with en suite bathroom, 2 further bedrooms, shower room, reception room, dining/family room, kitchen, utility room, study area, cloakroom, terrace, garden. EPC rating D. Approximately 179 sq m (1,934 sq ft)

Freehold

Guide price: £3,250,000

(CHL100152)



[KnightFrank.co.uk/Chelsea](https://www.knightfrank.co.uk/Chelsea)
chelsea@knightfrank.com
020 3641 5901



Albert Court, Knightsbridge SW7

Spacious four bedroom apartment

A substantial fourth floor family apartment with a grand entrance hall. Master bedroom with en suite shower room, bedroom 2 with shower room, 2 further bedrooms, family bathroom, double width reception room, dining area, kitchen/breakfast room, porter/concierge. EPC rating D. Approximately 309 sq m (3,336 sq ft)

Share of freehold

Guide price: £9,000,000

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knightsbridge@knightfrank.com
020 3641 5928





Alexander Square, Knightsbridge SW3

Superb refurbished Knightsbridge house

A beautifully refurbished family house in this exclusive private road in Knightsbridge. Master bedroom suite, 4 further bedrooms, 3 further bathrooms, kitchen/breakfast room, 3 reception rooms, staff kitchen, utility, 2 cloakrooms, first floor balconies, rear garden. EPC rating D. Approximately 402 sq m (4,335 sq ft)

Freehold

Guide price: £12,500,000

[KnightFrank.co.uk/Knightsbridge](https://www.knightfrank.co.uk/Knightsbridge)
knightsbridge@knightfrank.com
020 3641 5928

(SLA100278)





The Knightsbridge, Knightsbridge SW7

Superb two bedroom flat with parking

A substantial two bedroom duplex flat presented in excellent decorative order and with a westerly aspect. Master bedroom suite, further bedroom suite, kitchen, dining room, reception room, cloakroom, parking space, resident's swimming pool and gym facilities. EPC rating B. Approximately 140 sq m (1,516 sq ft)

Share of freehold

Guide price: £6,250,000

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knightsbridge@knightfrank.com
020 3641 5928

(SLA120427)





Cadogan Square, Knightsbridge SW1

Immaculate four bedroom mansion flat

An exquisite fourth floor mansion flat which has undergone a comprehensive programme of reconfiguration and refurbishment. Master bedroom suite with en suite and dressing area, 3 further bedrooms, family bathroom, kitchen/breakfast room, double reception room, study, utility, terrace, lift, porter. EPC rating C. Approximately 225 sq m (2,423 sq ft)

Leasehold: approximately 127 years unexpired

Guide price: £8,250,000

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knightsbridge@knightfrank.com
020 3641 5928



Pont Street, Knightsbridge SW1

Exceptional two bedroom apartment

An exquisite first floor apartment which has been the subject of complete reconfiguration and refurbishment throughout. Master bedroom suite, bedroom 2, bathroom 2, kitchen/breakfast room, drawing room, utility, balcony, lift, air conditioning to bedrooms. EPC rating C. Approximately 160 sq m (1,730 sq ft)

Leasehold: 999 year lease with a share of freehold

Guide price: £5,750,000

[KnightFrank.co.uk/Knightsbridge](https://www.knightfrank.co.uk/Knightsbridge)
knightsbridge@knightfrank.com
020 3641 5928





Radnor Walk, Chelsea SW3

Impressive freehold house

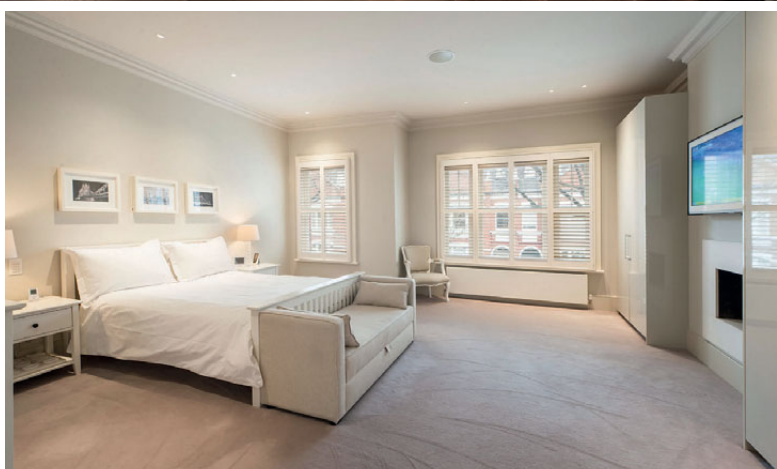
An immaculate family home of nearly 2,000 square feet which has been extended and refurbished by the current owners to a very high standard. Master bedroom suite, 3 further bedrooms, 2 further bath/shower rooms, kitchen, 2 reception rooms, utility, rear patio garden. EPC rating D. Approximately 181 sq m (1,949 sq ft)

Freehold

[KnightFrank.co.uk/Knightsbridge](https://www.knightfrank.co.uk/Knightsbridge)
knightsbridge@knightfrank.com
020 3641 5928

(SLA120429)





Chipstead Street, Fulham SW6

Six bedroom 'Lion' house

A beautifully refurbished house with a high specification. Master bedroom with en suite bathroom, 5 further double bedrooms (2 with en suites), family bathroom, double reception room, kitchen/dining room, media room with adjoining study, utility room, garden. EPC rating C. Approximately 358 sq m (3,854 sq ft)

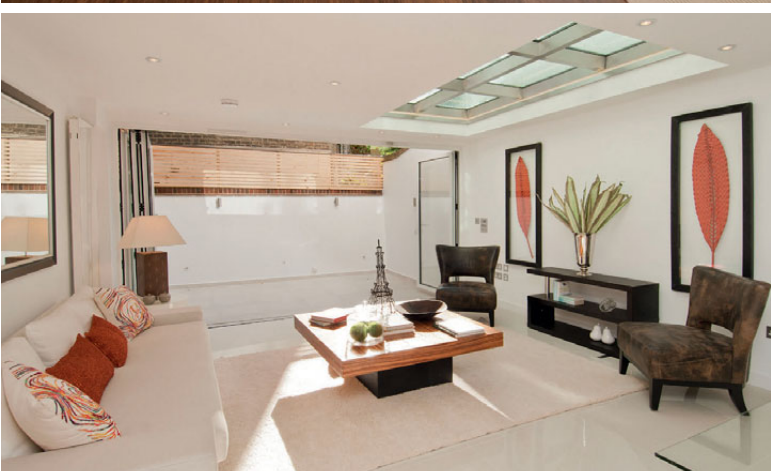
Freehold

Guide price: £3,950,000

[KnightFrank.co.uk/Fulham](https://www.knightfrank.co.uk/Fulham)
fulham@knightfrank.com
020 7751 2400

(FLH120211)





Charlwood Street, Pimlico SW1

Newly refurbished four bedroom house

A newly refurbished house completed to a very high standard, benefitting from excellent reception space and a patio garden. Master bedroom with en suite bathroom, 3 further bedrooms (all with en suite shower rooms), reception room, kitchen/dining/living room, study, patio, 2 terraces. EPC rating C. Approximately 203 sq m (2,185 sq ft)

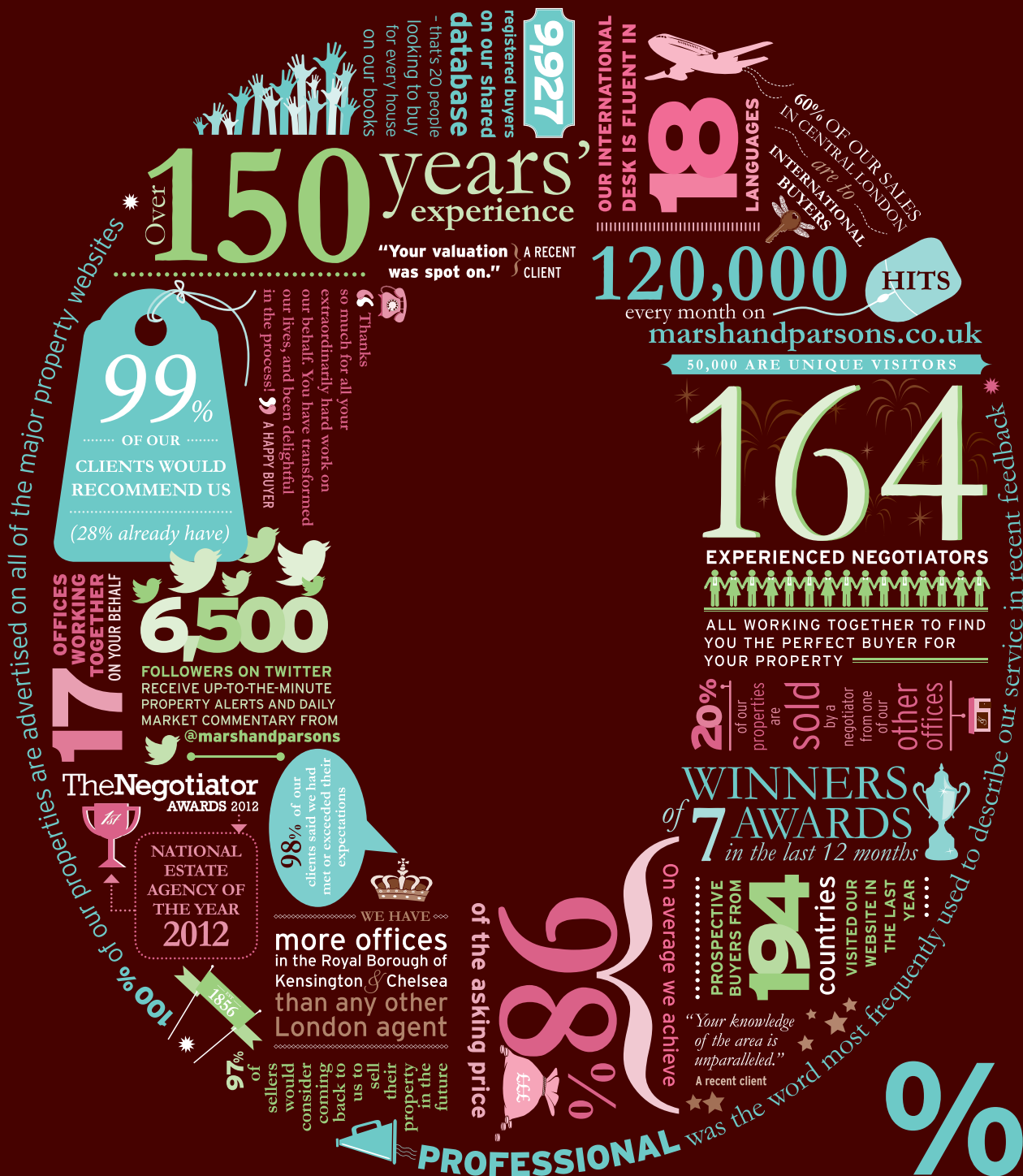
Freehold

Guide price: £2,750,000

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(BGV120113)





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* Winner - 'Best UK Estate Agent 2012' and 'Best Marketing 2011' at The Negotiator Awards.

** Winner - GOLD 'Best Customer Service' at the Sunday Times Awards 2012

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Notting Hill
Pimlico & Westminster
South Kensington



Gloucester Road SW7 £3,500,000

A unique opportunity to acquire this beautifully refurbished Victorian house with a large west facing garden. Over 2,000 sqft, this generously proportioned grade II listed home has recently been completely refurbished and now comprises three reception rooms, a separate kitchen, a superb patio garden, four bedrooms, two bathrooms and a roof terrace. The property is situated at the northern end of Gloucester Road, opposite Kensington Gate. Freehold. EPC=E. **Joint Sole Agents.**

SOUTH KENSINGTON: 020 7590 0800 sales.skn@marshandparsons.co.uk

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SALES



Selwood Terrace SW7 £2,950,000

Set back from the road, with a mature front garden, this fine period house offers generous accommodation over four floors and would make a fabulous family home in one of the area's most desirable locations just off Onslow Gardens. The house comprises a large double reception room leading out to a terrace, a second reception room, a kitchen/dinning room leading out to a south west facing garden, three double bedrooms (one en suite), a further bedroom and family bathroom. Freehold. EPC= D. **Sole Agents.**

SOUTH KENSINGTON: 020 7590 0800 sales.skn@marshandparsons.co.uk

Brit appeal

News and views on the Belgravia Market



Glynn Gibb



Kate Rotheram

New opening

Savills have opened a new office in Bishops Park, SW6 with Glynn Gibb as head of sales and Kate Rotheram heading up the lettings team. The new premises will act as a satellite to Savills Parsons Green, where Emma Stead, Lindsay Cuthill and Sophie Curtis are based.

Gibb says: "We are delighted to move into our new office after working successfully from the New King's Road office. We already have a great track record in Fulham and are lucky to be starting off with a number of good instructions on our books. We are expecting a busy few months ahead."

Savills can be found at 423 Fulham Palace Road, SW6 6SX; 020 7578 9050



Charlie Noel-Buxton

Toby Whittome

Market Comment

Charlie Noel-Buxton, Cluttons Chelsea, & Toby Whittome, Cluttons Belgravia

After positive news for buyers in the Autumn Statement, with no additional taxes to be levied on high end properties, the property market in Chelsea and Belgravia has thawed, boosting confidence in the area. Enquiries have risen since the beginning of the year with realistically priced properties selling within a couple of weeks of coming to the market.

While foreign buyers are in the majority, there is an increase in British house hunters looking to put down roots in one of the most prestigious boroughs of the capital. They are mainly British expats or downsizers looking for pied a terres or lateral apartments over £2m on prestigious garden squares.

Despite an increase in interest from American and French renters, supply of rental properties is still outstripping demand and therefore landlords in both Chelsea and Belgravia are having to ensure their properties are in the best condition in order to limit void periods and attract high quality tenants.

Cluttons Belgravia
020 7730 0303

Union Jack is back

Beane Pearce has heralded the return of the British buyer for 2013, unveiled in their latest property figures of £28 million for Chelsea, Kensington & Notting Hill, handled through December and January. In contrast to the growing trend of overseas investors in recent years, 75% of their agreed buyers in January were British. The estate agent said: "We believe London

will continue to attract overseas investors, but clearly there is pent up demand from the British buyer as well."

In addition, there is an expectation that property prices will experience moderate growth of 3 to 5% in the second and third quarters this year. Nick Pearce, Director of Beane Pearce said: "Buyers seemed anxious to get their purchases over the

line before the start of 2013 and the strength of the demand and resultant deals already agreed in the first half of January underlines our prediction that we confidently believe Kensington, Chelsea and Notting Hill will have a good 2013."

Beane Pearce Chelsea,
020 7590 9500

020 3043 0022

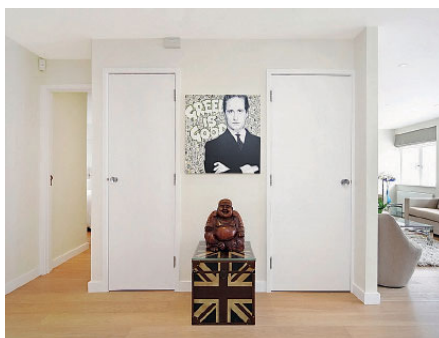
2 Eaton Gate, Belgravia, London SW1S 9BJ

Email: enquiries@chasemoreproperty.com

web: www.chasemoreproperty.com



**Ebury Street
SW1**



A luxurious three bedroom lateral penthouse flat set on the seventh floor of this modern portered block with lift, and meticulously refurbished to an exceptionally high standard. The property is bright throughout with far reaching views of Belgravia and London from every room and a south facing reception room that opens onto a magnificent terrace. The accommodation comprises of large entrance hall, reception room opening onto a spacious terrace, bar area, kitchen, dining room/third bedroom, master bedroom with en suite bathroom, second bedroom, shower room, two storage cupboards, ample built in cupboard space, lift and porter. The property is located in this prestigious Belgravia address, which is close to all the local shops of Elizabeth Street, Lower Belgrave Street and a short distance to the excellent transport facilities of Victoria Station.

Long Lease

£2,750,000

FARRAR

020 7244 4466



PARK WALK, CHELSEA, SW10

Larger than the majority of houses on the street (extending to 1,951 sq ft / 181 sq m), this four storey property has been extremely well maintained but an incoming purchaser may now want to carry out some refurbishment.

(Approx. 1,951 sq ft / 181 sq m)

DOUBLE RECEPTION ROOM • DINING ROOM • KITCHEN • MASTER BEDROOM WITH EN SUITE BATHROOM
2 FURTHER DOUBLE BEDROOMS • FURTHER BATHROOM • STUDY • SHOWER ROOM • UTILITY • GARDEN

FREEHOLD

SOLE AGENT

GUIDE PRICE £3,300,000
SUBJECT TO CONTRACT

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BATTERSEA LETTINGS

020 7751 5130

FULHAM LETTINGS

020 7751 5140

020 7244 4466

FARRAR



ELM PARK ROAD, CHELSEA, SW3

A stunningly proportioned and rare to the market ground and lower ground floor maisonette, extending to 1,722 sq ft with its own private 43 foot south facing garden.

(Approx. 1,722 sq ft / 160 sq m)

DOUBLE RECEPTION ROOM • KITCHEN • LARGE ENTRANCE HALL / STUDY • MASTER BEDROOM WITH EN SUITE SHOWER ROOM
DOUBLE BEDROOM • DINING ROOM / THIRD BEDROOM • FAMILY BATHROOM • PRIVATE 43FT SOUTH FACING GARDEN • EXCELLENT STORAGE SPACE

SHARE OF FREEHOLD

SOLE AGENT

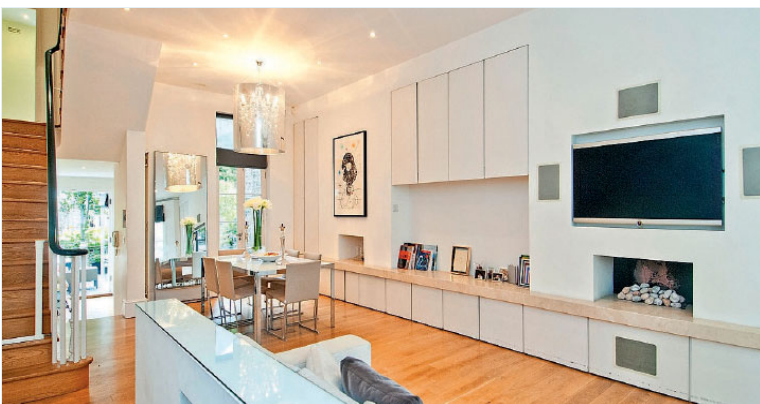
GUIDE PRICE £3,250,000
SUBJECT TO CONTRACT

EARLS COURT LETTINGS

020 7751 5150



www.farrar.co.uk

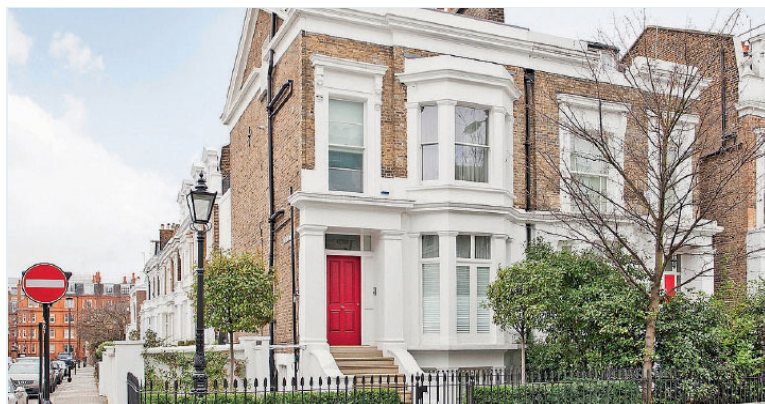


OAKFIELD STREET, SW10

A superbly presented 4 bedroom triplex apartment, with a 16ft decked terrace and a 20ft garden.
1,832 sq ft / 170 sq m

£3,500,000

Freehold



BEAUFORT STREET, SW3

A unique long leasehold 4 bedroom maisonette, situated on the corner of Elm Park Road and Beaufort Street.
1,549 sq ft / 144 sq m

£2,295,000

Leasehold



LAMONT ROAD, SW10

This 2 bedroom garden flat has been the subject of complete refurbishment, and is presented in immaculate condition.
806 sq ft / 74.88 sq m

£925,000

Share of Freehold



REDCLIFFE GARDENS, SW10

This is an indulgent and uncompromised 1 bedroom raised ground floor flat extending to 915 sq ft.
915 sq ft / 85 sq m

£975,000

Leasehold



BRAMHAM GARDENS, SW5

This 2 bedroom, 2 bathroom flat enjoys direct access onto beautifully landscaped communal gardens.
1,033 sq ft / 96 sq m

£1,995,000

Share of Freehold



HARCOURT TERRACE, SW10

This 2 double bedroom flat has been subject of extensive refurbishment, and benefits from its' own front door.
915 sq ft / 85 sq m

£1,725,000

Share of Freehold

KENSINGTON, CHELSEA & KNIGHTSBRIDGE LETTINGS

020 7751 5100

BATTERSEA LETTINGS

020 7751 5130

FULHAM LETTINGS

020 7751 5140

020 7244 4444

FARRAR



ROLAND GARDENS, SW7

This is an exceptional 3 bedroom flat, where the drawing room is the original music room of the house from the 19th century.
1,834 sq ft / 170 sq m

£1,950,000

Share of
Freehold

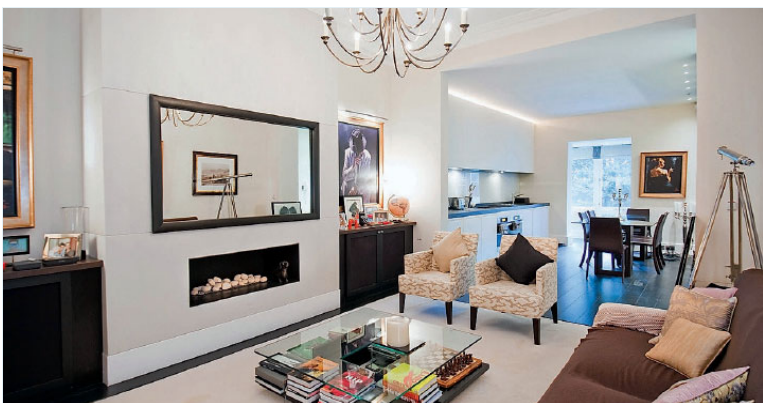


LIMERSTON STREET, SW10

This is a perfectly presented 3 bedroom first floor flat, with the benefit of wooden floors throughout.
748 sq ft / 69.49 sq m

£775,000

Leasehold



CATHCART ROAD, SW10

An immaculately presented ground floor 2 bedroom maisonette, with a glorious 48 foot garden.
1,384 sq ft / 129 sq m

£1,975,000

Leasehold



OAKLEY STREET, SW3

A fantastic triplex arranged over the upper floors of this period house in the heart of Chelsea.
1,427 sq ft / 132.57 sq m

£2,000,000

Leasehold



PRIORY WALK, SW10

A very pretty 1 bedroom flat entered via its' own street entrance at ground floor level, on this prestigious residential street.
358 sq ft / 33 sq m

£550,000

Leasehold



ELM PARK GARDENS, SW10

A stunning and beautifully presented two double bedroom, fourth floor flat (with lift).
818 sq ft / 75.9 sq m

£999,950

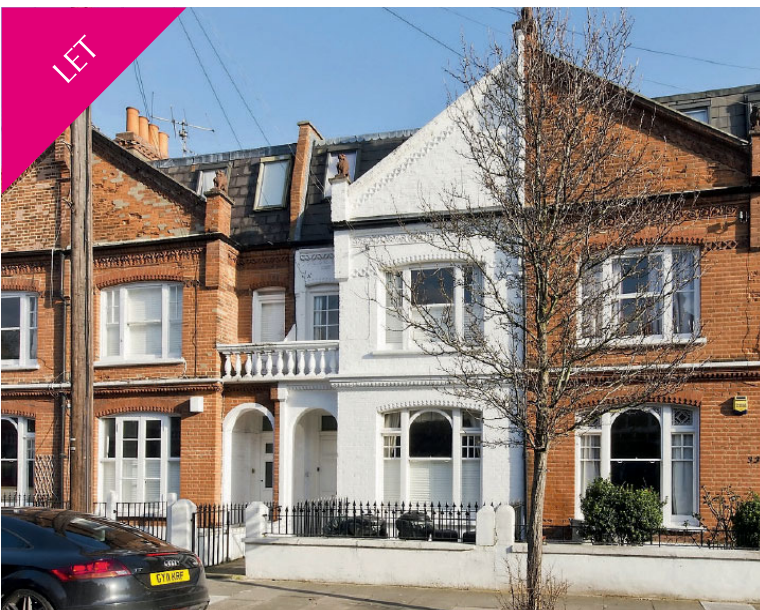
Leasehold

EARLS COURT LETTINGS

020 7751 5150



www.farrar.co.uk



ACFOLD ROAD, SW6

A fantastic family home offering wonderful entertaining space including an impressive kitchen/dining room. It also comprises a lovely master bedroom with large en-suite bathroom, 3 further double bedrooms, a study/playroom, utility room, patio garden and a separate studio flat, perfect for a nanny. EPC Rating: E.

£1600
Per Week
Unfurnished



BOLTON GARDENS, SW5

A truly delightful apartment situated on Bolton Gardens with easy access to Gloucester Road and South Kensington tube stations. The property comprises a beautiful grand reception room with high ceilings, a separate kitchen, two bedrooms, two bathrooms and access to the pristine communal gardens. EPC Rating: C.

£1250
Per Week
Unfurnished



DRAYTON GARDENS, SW10

A recently refurbished lower ground floor lateral flat in this well maintained Victorian mansion block with 4 spacious bedrooms (all with good storage), 2 bathrooms, reception room and a kitchen/breakfast room. Extremely well located just off the Fulham Road and perfectly situated for the shops, bars and good restaurants close by. EPC Rating: D.

£995
Per Week
Unfurnished



IFIELD ROAD, SW10

With a stunning L shaped first floor double reception room, this is an extremely spacious two double bedroom maisonette which enjoys its entrance at ground floor level with the accommodation encompassing the entire upper floors of this period building. The apartment also enjoys a fantastic private east facing roof terrace at third floor level. EPC Rating: F.

£750
Per Week
Unfurnished

Lettings 020 7751 5100

FARRAR



DRAYTON GARDENS, SW10

An extremely spacious (approximately 1909 sq ft) lateral apartment situated on the 2nd floor (with lift) of this smart mansion building located just off the Fulham Road. The flat boasts 2 reception rooms, 4 good double bedrooms and 2 bathrooms. The French Lycee School and Gloucester Road/South Kensington tube stations are close by. EPC Rating: D.

£2,000
Per Week
Unfurnished



HOLLYWOOD MEWS, SW10

An elegant mews house which has been beautifully refurbished and comprises a reception room with dining area, modern kitchen, master bedroom with en-suite shower room, walk in wardrobe and Juliette balcony and a second double bedroom. The property also benefits from wood floors, underfloor heating and an off street parking space. EPC Rating: B.

£995
Per Week
**Furnished/
Unfurnished**



ELVASTON PLACE, SW7

A truly outstanding 2/3 bedroom apartment refurbished to a high standard to feature elegant living and entertaining space, contemporary fittings and boasts a private south facing patio terrace. The property boasts a lovely light reception room and open-plan kitchen with dining area. Ideally located close to Gloucester Road tube station and amenities. EPC Rating: E.

£995
Per Week
Unfurnished



EVELYN GARDENS, SW7

A stunning 2 double bedroom, 2 bathroom (both ensuite) apartment with its own private patio and direct access to the communal gardens. The property has been renovated allowing natural light to flood the open plan kitchen and reception which also has a natural dining area, wood floors and double doors to the outside areas. EPC Rating: D.

£950
Per Week
Unfurnished

EARLS COURT LETTINGS

020 7751 5150



www.farrar.co.uk

Four Sight

Our regular round up from all corners of prime central London



Pimlico...

It's been a really encouraging start to the year. January is often a difficult month to predict but since our return to the office we have continued to see buyers registering in good numbers. There has been a good variety of property coming onto the market, in particular two good sized houses on

Cambridge Street and Charlwood Place which are already attracting plenty of interest. Looking to the year ahead, we are predicting an increase in prices in Pimlico and Westminster as the re-development of Victoria Street continues and buyers remain attracted to the area because of its central location and diverse range of property.

Alexander Leschallas, Douglas & Gordon
020 7931 8200



Chelsea...

We've started 2013 on a serious high having been awarded the Gold Medal in the National Estate Agents Award 2012, announced in December. As the estate agents version of the Olympics, this was a huge honour and a reflection of our continued pursuit of excellence. The

judge's comment was as follows: 'Based in an extremely competitive and high-end location, this exceptional niche agency understands its customers' requirements and more than holds its own against the other agencies in its area. Extremely customer focused, the team here absolutely believes they are the best and this belief is based on a total commitment to delivering quality service day in, day out. The managers only recruit very experienced and knowledgeable people who can make a positive impact on the business from day one. There were numerous examples of staff going above and beyond to help customers and the judges felt without a doubt that the team at Farrar & Co. deserves the gold.'

Ben Osborne, Farrar & Co 020 7244 4444

Kensington...

After a surge of transactional activity in autumn 2012, this momentum appears to have continued into 2013. Initial indicators show an encouraging start to the year, notably relating to new enquiry levels. Although there has been a shortage in the supply of property in the Kensington market to date, we have seen a substantial increase in market appraisals from committed sellers wishing to take advantage of the spring market.

Thus far, the new 7% stamp duty on properties worth over £2 million has not had as big an impact as initially feared, while plans to introduce a 'Mansion Tax' have been scrapped, ending months of speculation and putting buyers at ease to move forward.

Without the distractions encountered last summer with so many huge events, Chesterton Humberts predict that 2013 will be a positive year in terms of activity levels, aided by the Treasury's projected growth in the economy and plans for increased lending.

Adam Moorhouse, Chesterton Humberts
020 7937 7244



Belgravia...

Home to Hollywood legends, Russian oligarchs, business tycoons and former Prime Ministers, Belgravia continues to attract elite international homebuyers and investors as two of the most exclusive residential addresses in today's global property market. Central London offers the ultimate lifestyle.

Chasemore's activity levels have started on a high this year, and we are forecasting a positive year for prime central London. This is the place to invest and to be. There is still a shortage of supply in comparison to the demand from both the local and International buyers. Year on year Central London has seen a rise in value in its prime areas, as bricks and mortar continue to be the way forward.

Mariam Rafiee, Chasemore Property, 020 3043 0022





DILKE STREET, CHELSEA, SW3

Refurbished throughout to the highest standards, an architect designed house (2,710 sq ft / 252 sq m) with a first floor galleried reception room. The house is **extraordinarily light**, benefitting from a **triple storey central atrium**. This beautifully presented property benefits from the facilities expected in an up to the minute contemporary property including a **home cinema, part air conditioning, a patio and garage, along with extensive storage space**.

Dilke Street is quietly located between Tite Street and Swan Walk in close proximity to the River Thames, the Chelsea Physic Garden and the gardens of the Royal Hospital.

ENTRANCE HALL : 3 STOREY CENTRAL ATRIUM : FIRST FLOOR RECEPTION ROOM : DINING AREA : KITCHEN/BREAKFAST ROOM CLOAKROOM : 2 DOUBLE BEDROOMS : BEDROOM 3/DRESSING ROOM : 3 BATHROOMS (EN SUITE) : HOME CINEMA/MEDIA ROOM UTILITY ROOM : WINE CELLAR : INTEGRAL GARAGE : PATIO : CURRENT EPC RATING: E

**RUSSELL
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**Freehold
Guide Price:
£4,350,000**

Joint Sole Agents



**DANIEL
CORBETT & CO.**

020 7225 1500

10 Milner Street, London SW3 2PU

email: sales@danielcorbettco.com
www.danielcorbettco.com

WELLIS.



Moncorvo Close, Ennismore Gardens SW7

- 4 Double bedrooms
- 4 Bathrooms (en suite)
- Guest cloakroom
- 3 Reception rooms
- Kitchen/breakfast room
- Balcony
- Use of paved garden
- Off-street parking
- Approx. 2,773 sq ft (257 sq m)
- EPC Rating: Current (E) Potential (D)

£4,750 per week

Furnished

For more information call Lucy Morton
on 020 7306 1630 or email lmorton@waellis.co.uk

*"An immaculate house
spread over four floors in
this prime position in
Ennismore Gardens"*



W.A.Ellis LLP
174 Brompton Road
London SW3 1HP

waellis.co.uk



St Michael's Mews, Belgravia SW1

- 3 Bedrooms
- 3 Bathrooms (2 en suite)
- Separate WC
- Drawing room
- Kitchen
- Private parking
- Courtyard garden and roof terrace
- Caretaker
- Approx. 2,524 sq ft (234.49 sq m)
- EPC Rating: Current (C) Potential (B)

*"A wide and low built house
in this superbly located
development within 200
metres of Sloane Square"*

£4,250,000
Share of freehold



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& PARKER**
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London SW1X 9SH
www.struttandparker.com

WÆLLIS.
020 7306 1620
W.A. Ellis
174 Brompton Road
London SW3 1HP
waelis.co.uk



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Cluttons Belgravia, 84 Bourne Street, London SW1W 8HQ
020 7730 0303 belgravia@cluttons.com

Cluttons Chelsea, 73 Sloane Avenue, London SW3 3DH
020 7584 1771 chelsea@cluttons.com

Our history doesn't define us, our people do
cluttons.com/london



Lowndes Square London SW1X

A recently refurbished apartment facing this prestigious garden square and benefitting from 24 hour portage. Lowndes Square is ideally situated for access to the West End, Mayfair, Knightsbridge and Chelsea and is famous for its proximity to the world famous shops and boutiques of Sloane Street, including Harrods and Harvey Nichols

reception room | double bedroom | bathroom | kitchen | 24hr porter | EPC rating C

Guide price £1,175,000 leasehold



Pont Street London SW1X

This exceptional, recently refurbished two bedroom apartment is located on the raised ground floor of a smart period red brick building. The flat boasts period features with high ceilings throughout and it is situated moments from Sloane Street in the heart of Knightsbridge

reception room | 2 double bedrooms (en suite) | kitchen | guest cloakroom | EPC rating C

£1,100 per week unfurnished



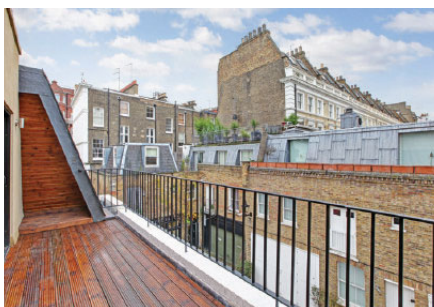


Cramner Court London SW3

A two bedroom apartment on the second floor of a prestigious portered block with a lovely double reception room. The property has been in the same ownership for many years and now requires updating. Cramner Court is situated off Whiteheads Grove which runs between Chelsea Green and Sloane Avenue, moments from the amenities of Kings Road, Sloane Street and South Kensington

2 reception rooms | 2 double bedrooms | 2 bathrooms | kitchen | balcony | EPC rating D

Guide price £1,400,000 leasehold



Reece Mews London SW7

A fabulous, newly refurbished maisonette situated on a quiet mews in the heart of South Kensington. This stunning, first and second floor duplex Mews House is designed in a contemporary style and benefits from a private entrance and roof terrace reception room with open-plan kitchen | 2 double bedrooms (1 en suite) | further bedroom/study | 1 further bathroom | utility room | terrace | EPC rating D

£1,295 per week unfurnished





Drayton Gardens, SW10

£2,300,000

An impressive and spacious three bedroom apartment within a well-maintained mansion block in the Fulham Beach area of Chelsea



- Three bedrooms
- Two bathrooms (one en suite)
- Large living/dining room
- Separate kitchen
- Fifth floor, lift
- Gloucester Road underground

South Kensington & Chelsea sales
020 7373 8883

Notting Hill & Kensington
sales 020 7243 4500
lettings 020 7792 0792

Fulham
sales 020 7731 5115
lettings 020 7384 1400

Brook Green
sales 020 7603 1415
lettings 020 7603 0603

South Kensington & Chelsea
sales 020 7373 8883
lettings 020 7244 7711

Pimlico & Belgravia
sales 020 7821 6789
lettings 020 7821 6999

Bayswater & Paddington
sales 020 7402 4722
lettings 020 7402 4722



Rosary Gardens, SW7

£2,500,000

A wonderful three bedroom duplex apartment with potential to update on Rosary Gardens



- Two bedrooms
- Two bathrooms
- Two reception rooms
- Roof terrace
- Duplex apartment
- Gloucester Road underground

South Kensington & Chelsea sales
020 7373 8883

Egerton Gardens, SW3

£1,650,000

A wonderfully light two bedroom flat in an attractive redbrick conversion in Knightsbridge



- Two bedrooms
- Two bathrooms
- Access to communal gardens
- Separate Kitchen
- Recently redecorated
- South Kensington underground

South Kensington & Chelsea sales
020 7373 8883



Adam and Eve Mews, W8

£3,500,000

A beautiful freehold building on a cobbled mews located just off Kensington High Street



- Unmodernised building
- Quiet cobbled mews
- Freehold
- Garage
- Roof terrace
- High Street Kensington underground

South Kensington & Chelsea sales
020 7373 8883

Bramham Gardens, SW5

A stunning two bedroom split level apartment in an extremely desirable location



£2,250,000

- Two bedrooms
- Two bathrooms
- Two reception rooms
- Access to communal gardens
- Good decorative order
- Earls Court underground

South Kensington & Chelsea sales 020 7373 8883

Grenville Place, SW7

A well-presented two bedroom apartment on Grenville Place



£1,395,000

- Two bedrooms
- Second floor
- Recently refurbished
- Desirable location
- Share of freehold
- Gloucester Road underground

South Kensington & Chelsea sales 020 7373 8883

Notting Hill & Kensington
sales 020 7243 4500
lettings 020 7792 0792

South Kensington & Chelsea
sales 020 7373 8883
lettings 020 7244 7711

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Brook Green
sales 020 7603 1415
lettings 020 7603 0603

Bayswater & Paddington
sales 020 7402 4722
lettings 020 7402 4722



Compass House, SW6

A stunning three bedroom fourth floor apartment with outside space in Chelsea Creek

£1,995,000



- Three bedrooms
- Three bathrooms
- Balcony
- Parking space
- Conierge and facilities
- Imperial Wharf underground

Fulham sales
020 7731 5115

Halford Road, SW6

A substantial five bedroom house with four reception areas and a large garden



£2,500,000

- Five bedrooms
- Two bathrooms
- Potential to update
- Garden
- Additional storage room
- West Brompton underground

Fulham sales 020 7731 5115

Mirabel Road, SW6

A one double bedroom duplex flat in a Victorian conversion in Fulham Broadway



£325,000

- One double bedroom
- Spacious living room with dining area
- Separate kitchen
- Two floors
- Period conversion
- Fulham Broadway underground

Fulham sales 020 7731 5115



Wetherby Gardens, SW5

£1,050 p/w

Raised ground floor contemporary two bedroom flat close to Gloucester Road



- Two bedroom flat
- Victorian conversion
- Separate kitchen
- Tiled bathroom
- Living room with dining space
- Gloucester Road underground

South Kensington & Chelsea lettings
020 7244 7711

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Brook Green
sales 020 7603 1415
lettings 020 7603 0603

Bayswater & Paddington
sales 020 7402 4722
lettings 020 7402 4722



Stanhope Gardens, SW7

Refurbished raised ground floor two double bedroom flat in South Kensington

£825 p/w



- Two double bedrooms
- Spacious living room
- Separate kitchen
- Two bathrooms
- Raised ground floor
- Gloucester Road underground

South Kensington & Chelsea lettings
020 7244 7711

Gledhow Gardens, SW5

A two bedroom top floor flat in South Kensington

£675 p/w



- Two double bedrooms
- Victorian conversion
- Wood floors
- Brand new kitchen
- Two bathrooms
- Gloucester Road underground

South Kensington & Chelsea lettings
020 7244 7711



Hans Road, SW3

A contemporary one bedroom flat in Knightsbridge

£995 p/w



- One bedroom flat
- Fourth floor with lift
- Separate kitchen with integrated appliances
- Limestone bathroom
- Full wall of fitted storage
- Knightsbridge underground

South Kensington & Chelsea lettings
020 7244 7711

Old Brompton Road, SW5

A one bedroom flat to let close to Gloucester Road



£450 p/w

- Wood floors
- Second floor
- Open plan kitchen
- Victorian conversion
- Fitted wardrobes
- Gloucester Road underground

South Kensington & Chelsea lettings 020 7244 7711

Bina Gardens, SW5

First floor one bedroom flat to let with roof terrace in South Kensington



£850 p/w

- One bedroom flat
- First floor of Victorian conversion
- Separate kitchen
- Private roof terrace at the rear
- Two bathrooms
- Gloucester Road underground

South Kensington & Chelsea lettings 020 7244 7711

Notting Hill & Kensington
sales 020 7243 4500
lettings 020 7792 0792

Fulham
sales 020 7731 5115
lettings 020 7384 1400

Brook Green
sales 020 7603 1415
lettings 020 7603 0603

South Kensington & Chelsea
sales 020 7373 8883
lettings 020 7244 7711

Pimlico & Belgravia
sales 020 7821 6789
lettings 020 7821 6999

Bayswater & Paddington
sales 020 7402 4722
lettings 020 7402 4722



Parthenia Road, SW6

Recently refurbished six bedroom house with a private garden in the heart of Parsons Green

£1,750 p/w



- Six bedrooms
- Four bathrooms
- Two double reception rooms
- Private garden
- Side extended kitchen
- Parsons Green underground

Fulham lettings
020 7384 1400

Reporton Road, SW6

Three double bedroom house with a private garden in Munster Village



£675 p/w

- Three double bedrooms
- Living room with wood floors
- Open plan kitchen
- Arranged over three floors
- Private garden
- Parsons Green underground

Fulham lettings 020 7384 1400

Radipole Road, SW6

Three double bedroom duplex with a private balcony in the heart of Parsons Green



£660 p/w

- Three double bedrooms
- Spacious living room
- Separate kitchen
- Spilt level
- Private balcony
- Parsons Green underground

Fulham lettings 020 7384 1400



WEST HALKIN STREET, SW1

This impressive Grade II Listed period house offers a unique opportunity of acquiring the freehold in its entirety. The property comprises 7,064 square feet in total and is situated a stone's throw away from Belgrave Square in the heart of Belgravia. The spectacular and substantial principal room boast enormous width and volume, as well as enjoying an open southerly aspect.



Accommodation & Amenities:
Seven/Eight Bedrooms, seven
bathrooms (five ensuite), large first
floor drawing room, large dining room,
library, study, sitting room, studio,
office, kitchen/breakfast room, two
further kitchens, sauna and cloak room.
Energy efficiency rating: E

Price £15,750,000

Freehold

Paul Finch

paul@beauchamp.co.uk

24 Curzon Street, London W1J 7TF

**BEAUCHAMP
ESTATES**

020 7499 7722
www.beauchamp.co.uk

SLOANE TERRACE SW1



A stunning fifth floor mansion apartment located close to Sloane Square. The property has been recently refurbished to a high standard and offers spacious and bright accommodation. Unfurnished. 1960 sq ft.

- Four Bedrooms
- Reception
- Dining Room
- Three Bathrooms
- Kitchen
- Entrance Hall
- Cloakroom
- Lift
- Porter

£2950 per week
Unfurnished

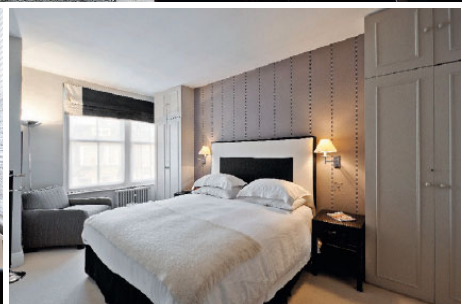
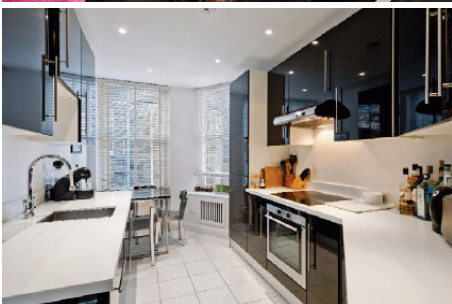
CHELTENHAM TERRACE SW3



A superb fourth floor apartment in this purpose built block moments from Sloane Square. The property has been refurbished to a high standard with wood flooring in the reception and entrance hall. Unfurnished. 1830 sq ft.

- Three Double Bedrooms
- Large Reception
- Kitchen with Dining Area
- Two Bathrooms
- Shower Room
- Cloakroom
- Balcony
- Lift
- Porter

£1725 per week
Unfurnished



BASIL STREET SW3

Located in this popular mansion building in the heart of Knightsbridge is this immaculately presented three bedroom top (fifth) floor flat. The building benefits from a lift and resident porter and is maintained beautifully.

- Three Bedrooms
- Kitchen/Breakfast Room
- Resident Porter
- Two Bathrooms (1 Ensuite)
- Loft Store Room
- 1,397sq ft
- Reception Room
- Lift

Share of Freehold
£3,300,000 Subject to contract



Your reward for all the late nights in the office.



PrimeLocation.com

Find the home you deserve



Sloane Gardens, SW1

£1,450,000
Leasehold

approximately 33 years remaining

This is a cracking little flat located a stones throw from Sloane Square tube station and a short walk from the shops bars and restaurants of the Kings Road and Knightsbridge. Accommodation which covers approximately 902 square feet (83.8 square metres) is in good condition but would benefit from updating. The flat is located on the second floor of a red brick building and benefits from a lift and a porter.

- ↘ Reception room
- ↘ Kitchen
- ↘ Entrance hall
- ↘ Master Bedroom with en-suite bathroom
- ↘ Second bedroom with en-suite shower room
- ↘ Lift
- ↘ Porter



Over 100 years experience in Belgravia

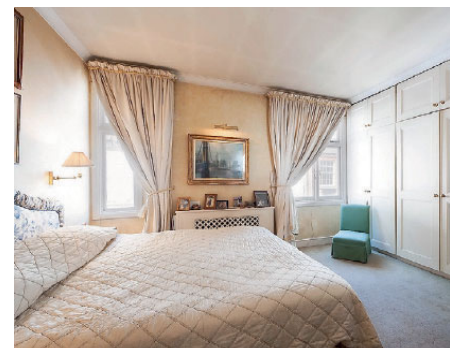
ESTATE AGENTS, SURVEYORS AND PROPERTY CONSULTANTS

81 Elizabeth Street, Eaton Square, London SW1W 9PG

Tel: 020 7730 9253 Fax: 020 7730 8212

Email: reception@bestgapp.co.uk

www.bestgapp.co.uk



BURTON MEWS, SW1

A rare opportunity to acquire a small mews house with parking that would benefit from some modernisation, situated in this quiet cul de sac close to the boutique shops and restaurants of Elizabeth Street. Sloane Square and Victoria underground and main line stations are a 5 minute walk away.

Freehold

£1,400,000

- * Reception Room
- * Kitchen
- * 2 Bedrooms
- * Bathroom
- * Parking



ENNISMORE GARDENS, SW7

Spectacular end of terrace period house comprising 7600 sq ft.

8 Bedrooms, 7 Bathrooms/Shower Rooms, 3 Cloakrooms, 7 Reception Rooms, Kitchen/Breakfast Room, Pool/Spa, Lift, Air Conditioning, Wine Cellar, Terrace, 2 Balconies.

UNFURNISHED

£16,000 PER WEEK



BROMPTON ROAD, SW3

Unusually light 9th floor flat quietly situated at the rear of the building.

2 Bedrooms, 2 Bathrooms/Shower Room, Reception Room, Kitchen, Porter, Lift.

FURNISHED

£750 PER WEEK



ENNISMORE GARDENS, SW7

Spacious and elegant ground floor flat in excellent portered building.

3 Bedrooms, 3 Bathrooms/Shower Rooms, Cloakroom, Reception Room with separate Dining Area, Kitchen, Communal Gardens.

FURNISHED/UNFURNISHED

£1850 PER WEEK

We don't have 40 offices worldwide!

We don't have a huge turnaround in staff!

We don't leave you hanging on the telephone!

We don't just have clients from the U.K.
They are from all over the world!

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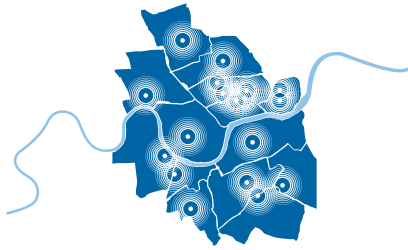
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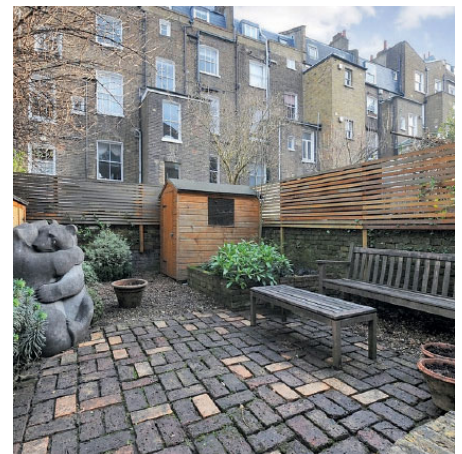
Tel: 020 7937 9777 • 020 7938 3425 Email: info@rickmanproperties.com

www.rickmanproperties.com



We've got it covered

In a survey of 1500 clients 83% said that the agents' office location was the most important factor when selling.
We have 18 offices in D&G land, more than any other agent.



£4,350,000 Freehold
Kildare Terrace W2

A wonderful family home set in this quiet tree lined road. The house is in good order throughout including a spacious lower ground floor which has been designed and extended in recent years.

5 bedrooms, En-suite bathroom, Further bathroom, Shower room, Drawing room, Reception room/dining room, Kitchen, Study, Utility room, Roof Terrace, Garden, Communal Gardens. EPC=D.

Notting Hill Sales 020 7727 7777
nhsales@dng.co.uk



douglasandgordon.com

Douglas & Gordon



£2,500,000 Leasehold
Ovington Gardens SW3

A light and bright three bed upper maisonette with lift in a well-maintained period building and with long south-westerly views.

Master bedroom with en-suite bathroom, Second bedroom, Bathroom, Reception room, Kitchen, Study, Lift, EPC=D.

Chelsea Sales 020 7225 1225
chelseasales@dng.co.uk



douglasandgordon.com

Douglas & Gordon 



£1,175,000 Share of Freehold
Elvaston Place SW7

A well-presented three bedroom property extending to 1269 sq. ft. on this sought after road in South Kensington.

3 bedrooms, 2 bathrooms (1 en-suite), Reception room, Kitchen, Cloakroom, Patio. EPC=C.

Kensington Gate Sales 020 7581 1152
kengatesales@dng.co.uk



**D&G
KidsCo**

2012

THANK YOU!

We would like to extend our warmest thanks to everyone who donated so generously once again to the D&G / Kids Company Charity Day.

On 6th December we once again closed all our offices and D&G's 200 employees donned their Kids Co hooded tops to take to the streets from dawn til dusk collecting as many items as possible.

At the end of a rewarding, if exhausting, day we collected more than:

- **6.5 tonnes in contributions**
- **350 full removal boxes**
very kindly donated by
Anthony Ward Thomas Removals
- **750 toys**
- **£10,000 in donations**

"We are thrilled that this year the Douglas & Gordon staff have collected even more amounts of food, toys and donations. All of these donations will help create even more Christmas hampers for London's vulnerable children."

**Camila Batmanghelidjh,
Kids Company**

www.kidsco.org.uk
www.douglasandgordon.com



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If you are considering selling a long lease is essential.
Call our Leasehold Enfranchisement Dept on **020 7591 8746**



**£1,995,000 Freehold
Cambridge Street SW1**

A fabulous opportunity to purchase this naturally bright house on this highly sought after road.

4 double bedrooms, 2 bathrooms, Shower room,
2 reception rooms, Kitchen, Dining room,
Conservatory, Study, Terrace, Balcony, EPC=D



Pimlico and Westminster Sales 020 7931 8200
pimlicosales@dng.co.uk



**£1,095,000 Share of Freehold
Cranley Gardens SW7**

A fabulous two bedroom top floor flat with roof terrace on this prestigious street.

2 bedrooms, Bathroom, Reception room, Kitchen,
Roof terrace (non-demised), EPC=E.



South Kensington Sales 020 7581 8888
sthkensales@dng.co.uk



douglasandgordon.com

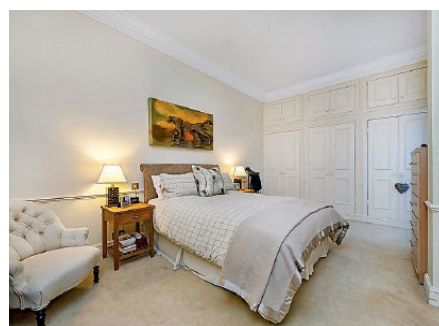
Douglas & Gordon



£995,000 Share of Freehold
St. George's Square SW1

A truly outstanding lower ground floor flat located on the highly sought after St George's Square.

2 double bedrooms, 2 bathrooms (en-suite), Reception room, Kitchen, Cloakroom, Patio. EPC=E.



Pimlico and Westminster Sales 020 7931 8200
pimlicosales@dng.co.uk



£950,000 Freehold
Claxton Grove W6

A fantastic four double bedroom family house close to Barons Court underground station.

4 double bedrooms, 2 bathrooms, Reception room, Kitchen/dining room, Roof terrace, Garden. EPC=D.



Fulham Sales 020 7731 4391
fulhamsales@dng.co.uk

2500

• TESTIMONIALS •

Catch us if you can

Thank you so much – we have almost reached the 2,500 testimonials mark! If you can keep up with them, you can read them all on our website douglasandgordon.com



£1,295,000 Share of Freehold
Roland Gardens SW7

A stunning one bedroom top floor flat with a wonderful artist studio style reception room.

Bedroom, En-suite bathroom, Vaulted reception room, Dining room, Kitchen, EPC=F.

South Kensington Sales 020 7581 8888
sthkensales@dng.co.uk



£1,250,000 Share of Freehold
Ladbrooke Square W11

A spacious and light lower ground floor apartment situated in this prestigious location in Notting Hill.

2 bedrooms, 2 Bathrooms, Cloakroom, Reception room, Kitchen, Conservatory, Storage room, Patio garden. EPC=C.

Notting Hill Sales 020 7727 7777
nhsales@dng.co.uk



£875,000 Freehold
Harbord Street SW6

A fabulous three double bedroom maisonette which has been newly refurbished to a very high standard.

3 double bedrooms, 2 bathrooms, Reception room, Kitchen/breakfast room, Garden. EPC=C.

Fulham Sales 020 7731 4391
fulhamsales@dng.co.uk



£739,500 Leasehold
Harrington Road SW7

An elegant and well-proportioned top floor flat with polished wood floors and period features.

Master bedroom, Second bedroom, Reception room, Bathroom, Kitchen. EPC=E.

South Kensington Sales 020 7581 8888
sthkensales@dng.co.uk



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douglasandgordon.com

Douglas & Gordon



£645,000 Leasehold
Sloane Avenue SW3

A simply stunning, newly refurbished, one bedroom mansion flat in the heart of Chelsea.

Bedroom, Bathroom, Reception room with open-plan kitchen, Lift, Porter, EPC=C.

Chelsea Sales 020 7225 1225
chelseasales@dng.co.uk



£575,000 Leasehold
Shorrolds Road SW6

A fantastic two double bedroom maisonette which has been newly refurbished to a very high standard.

Master bedroom with en-suite bathroom, Further double bedroom, Shower room, Reception room with open-plan kitchen, Study, EPC=C.

Fulham Sales 020 7731 4391
fulhamsales@dng.co.uk



£570,000 Leasehold
Sutherland Street SW1

A delightful two bedroom lower ground floor flat in the popular 'Pimlico Grid'.

2 bedrooms, 2 bathrooms (one en-suite), Reception room, Kitchen, Patio, EPC=C.

Pimlico and Westminster Sales 020 7931 8200
pimlicosales@dng.co.uk

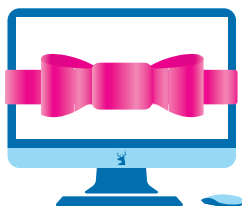


£395,000 Leasehold
Philbeach Gardens SW5

A wonderful opportunity to purchase a one bedroom flat located on the second floor of this white stucco-fronted building in Earl's Court.

Bedroom, Bathroom, Reception room, Kitchen, EPC=D.

Kensington Gate Sales 020 7581 1152
kengatesales@dng.co.uk



New website

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£3,250 per week Unfurnished
Scarsdale Villas W8

An outstanding family house, beautifully refurbished and laid out over four floors in the heart of Kensington.

5 double bedrooms, 3 bathrooms, Cloakroom, Double reception room, Eat-in kitchen, Family room, Garden, EPC=D.

Kensington Gate Lettings 020 7589 5252
kengatelets@dng.co.uk



£1,100 per week Furnished/Unfurnished
Palace Gardens Terrace W8

A superb apartment with private entrance and garden, located on this popular tree-lined street.

2 double bedrooms, 2 bathrooms, Reception room, Dining room, Kitchen, Patio, Garden, EPC=D.

Kensington Lettings 020 7792 1331
kenlets@dng.co.uk



£850 per week Furnished/Unfurnished
Porchester Square Mews W2

A superb modern house, presented in excellent condition on this quiet mews just off Porchester Square.

4 double bedrooms, 2 bathrooms, Cloakroom, Reception room, Kitchen, Balcony, Garden, EPC=E.

Notting Hill Lettings 020 7727 8000
nhlets@dng.co.uk



£650 per week Furnished
Ovington Square SW3

An immaculate flat which benefits from high ceilings and is ideally situated in this sought after square.

Double bedroom, Shower room, Reception room, Kitchen, Communal gardens at additional cost, EPC=C.

Chelsea Lettings 020 7581 6666
chelsealets@dng.co.uk



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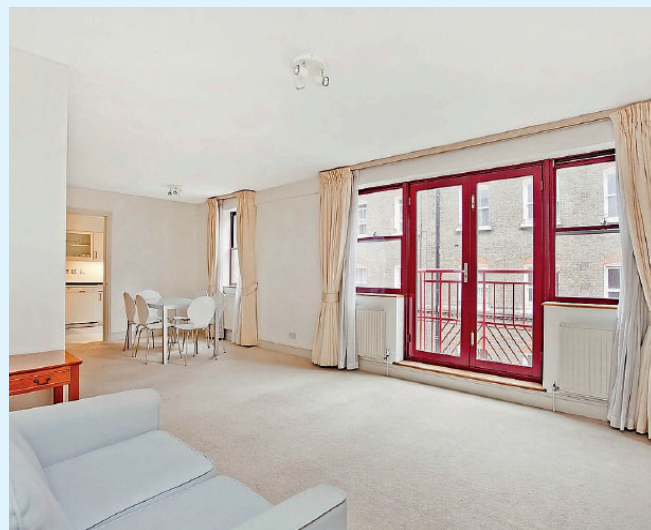


£550 per week Furnished
Walton Street SW3

A newly refurbished flat, which has been finished to a high standard and benefits from wooden floors.

Double bedroom, Bathroom, Reception room, Kitchen, Communal patio, Porter, EPC=D.

Chelsea Lettings 020 7581 6666
chelsealets@dng.co.uk



£495 per week Furnished
Old Pye Street SW1

A centrally located flat that offers a generously sized reception room, with plenty of entertaining space.

2 double bedrooms, Bathroom, Reception room, Kitchen, Parking space, EPC=C.

Pimlico and Westminster Lettings 020 7931 8300
pimlicolets@dng.co.uk

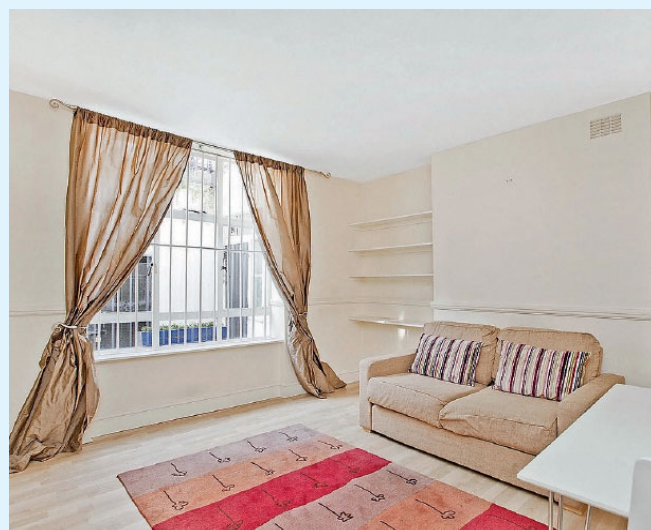


£425 per week Unfurnished
Parsons Green Lane SW6

A two bedroom flat which is in good condition throughout and is located in the heart of Parsons Green.

2 double bedrooms, 2 bathrooms, Reception room, Kitchen, Close to Parsons Green underground, EPC=C.

Fulham Lettings 020 7731 4791
fulhamlets@dng.co.uk



£315 per week Furnished
Westmoreland Terrace SW1

This well presented lower ground floor flat is situated in a stucco fronted period building.

Double bedroom, En-suite bathroom, Reception room, Kitchen, Private entrance, EPC=C.

Pimlico and Westminster Lettings 020 7931 8300
pimlicolets@dng.co.uk

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